

# \$369,999 - 208, 1408 17 Street Se, Calgary

MLS® #A2235444

**\$369,999**

2 Bedroom, 2.00 Bathroom, 831 sqft

Residential on 0.00 Acres

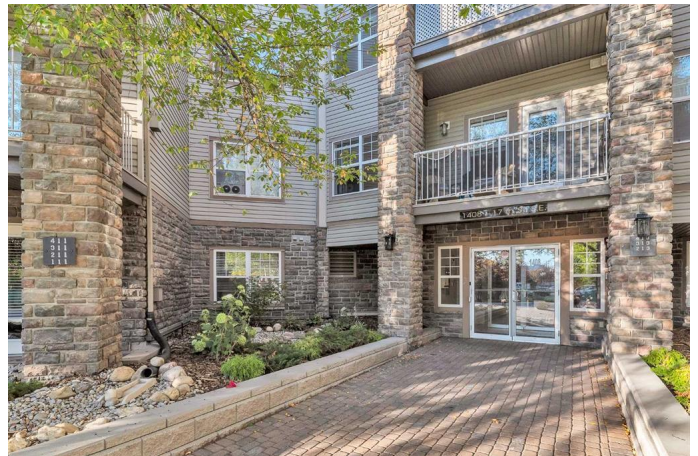
Inglewood, Calgary, Alberta

Welcome to Pearce Gardens in the great neighbourhood of Inglewood. 2 Bedrooms, 2 Ensuite Bathrooms, Titled heated & secured Underground Parking with assigned Storage unit. This Tall ceiling, well lit unit opens up to the Kitchen that includes an Eating bar spanning out to Dining area & Living room with Gas fireplace. Both bedrooms are privately located on either side of the spacious unit & both have walkthrough closets connecting to their own 4pc ensuite bathroom. New Carpet in both bedrooms since pictures have been taken. In-suite stacked laundry. Balcony with natural gas bbq line. Building amenities include gym and party room. This perfect location connects to the Bow River pathways, Pearce Estates Park & is a short distance to the vibrancy of the 9 Ave shops, restaurants, live music venues & many more services. Home is vacant & ready for immediate possession.

Built in 2003

## Essential Information

MLS® #	A2235444
Price	\$369,999
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	831
Acres	0.00



Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	208, 1408 17 Street Se
Subdivision	Inglewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t2j5s8

### Amenities

Amenities	Elevator(s), Party Room, Secured Parking, Fitness Center
Parking Spaces	1
Parking	Heated Garage, Parkade, Titled

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, High Ceilings, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Stone, Vinyl Siding, Wood Frame

### Additional Information

Date Listed	June 27th, 2025
Days on Market	30
Zoning	M-C2 d127

**Listing Details**

Listing Office                      2% Realty

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.