

# \$179,900 - 212, 1712 38 Street Se, Calgary

MLS® #A2197095

**\$179,900**

2 Bedroom, 1.00 Bathroom, 735 sqft

Residential on 0.00 Acres

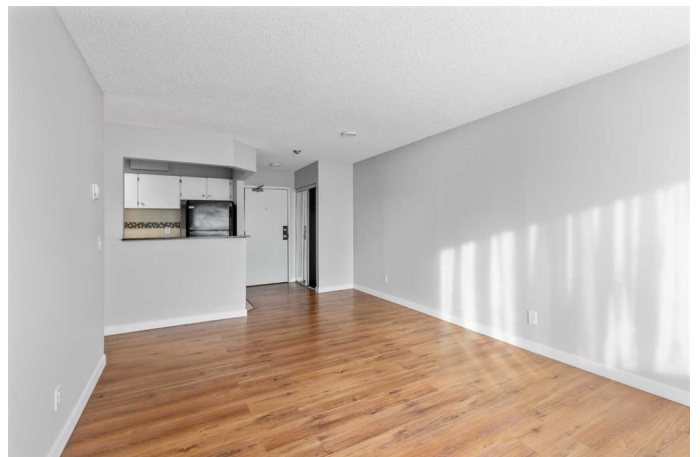
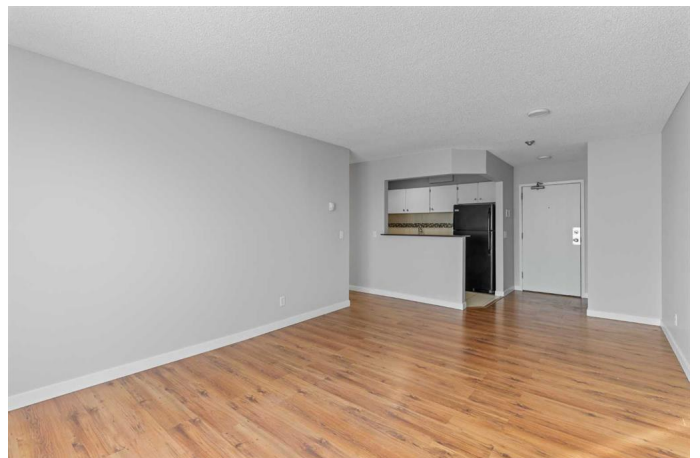
Forest Lawn, Calgary, Alberta

Stylish and fully renovated corner unit with secure underground parking! This bright and inviting home features a modern kitchen with sleek white cabinetry and a convenient pass-through to the dining area. The spacious living room opens onto a covered balcony, perfect for relaxing outdoors. The generously sized primary bedroom includes a large closet with sliding doors for ample storage. A dedicated laundry room provides extra space and hookups for your washer and dryer. The updated 4-piece bathroom boasts a tub surround with elegant tile accents. Enjoy the convenience of a main-floor common laundry area with modern appliances and a secure mailroom near the front entrance. Located just one block from 17 Ave (International Avenue), with easy access to transit and a quick commute downtown. This unit is a must-see!

Built in 1981

## Essential Information

MLS® #	A2197095
Price	\$179,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	735
Acres	0.00
Year Built	1981



Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

### **Community Information**

Address	212, 1712 38 Street Se
Subdivision	Forest Lawn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 1H1

### **Amenities**

Amenities	Coin Laundry
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	Storage
Appliances	Electric Range, Refrigerator
Heating	Baseboard
Cooling	None
# of Stories	3

### **Exterior**

Exterior Features	Balcony
Construction	Brick, Stucco, Wood Frame, Wood Siding

### **Additional Information**

Date Listed	February 25th, 2025
Days on Market	17
Zoning	M-C1

### **Listing Details**

Listing Office	RE/MAX First
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