10 1715 13 Street SW

Calgary | Active | MLS® A2357130

$228,000









Bedrooms	Bathrooms	Year Built	Living area
2	**1**	**1968**	**663.5 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by CIR Realty

A closer look

Outstanding, UPDATED, TOP FLOOR condo with covered parking! Located on a lovely Lower Mount Royal street, this condo is just steps to Calgary's 17th Ave hot-spot and close to all that downtown Calgary has to offer. Freshly painted and well maintained, with updates including hardwood flooring, maple cabinets, stainless steel appliances, granite countertops. You'll love the spacious living room with direct access to the West-facing balcony. The perks of this excellent condo include an assigned storage space, in-unit laundry (with newer washer & dryer!), with a RARE COVERED PARKING STALL!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2357130
Bedrooms	2
Bathrooms	1
Year Built	1968
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	663.5 sq. ft.
Main Level Finished Area:	663.5 sq. ft.
Condo Fee:	$586.73
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	East

Unit Exposure:	West
Floor Location:	Top
Entry Level:	3
Stories Total:	3
Levels:	Single Level Unit
End Unit:	1 Common Wall
Total Rooms Above Grade:	4
Year built:	1968 (Age: 58)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	0712571
Heating:	Baseboard, Natural Gas
New Constr.:	No
Construction Material:	Brick
Structure Type:	Low Rise (2-4 stories)
Ensuite:	No
Flooring:	Carpet, Hardwood, Tile
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Assigned, Covered, Parkade
Parking Places:	1

Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Z-name Not Listed
Community:	Lower Mount Royal
Amenities:	Parking, Storage
Appliances:	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Inclusions:	n/a
Restrictions:	Board Approval, Pet Restrictions or Board approval Required, Pets Allowed
Pets Allowed:	Restrictions, Cats OK, Dogs OK, Yes
Main Floor	Living Room · 16'6" × 11'4" ·
Main Floor	Kitchen · 14'3" × 7'1" ·
Main Floor	Bedroom - Primary · 11'3" × 10'7" ·
Main Floor	Bedroom · 11'3" × 7'11" ·
Main Floor	Laundry · 2'5" × 2'4" ·
Main Floor	Balcony · 7' × 4'10" ·
Title to Land:	Fee Simple
Community Features:	Schools Nearby, Shopping Nearby
Interior Features:	Granite Counters, No Smoking Home
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC

Zoning:	M-C2
Listed Date:	Nov 05, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/10-1715-13-street-sw-calgary-a2357130/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 06:05 PM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

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.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.