10 366 94 Avenue SE

Calgary | Active | MLS® A2353248

$165,000









Bedrooms	Bathrooms	Year Built	Living area
1	**1**	**1978**	**532.7 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by eXp Realty

A closer look

Welcome to this charming, well-maintained one-bedroom, one-bathroom condo in the desirable community of Acadia. Whether you're looking for an affordable place to call home, a low-maintenance option, or an investment opportunity, this property offers excellent value.

Tucked away along a beautiful, tree-lined laneway, this quiet complex offers a peaceful, park-like setting while keeping everyday amenities just a block away. Inside you'll find a clean, functional layout designed for comfortable living. The kitchen features plenty of counter space and cabinetry, while newer carpeting and updated flooring in the living area and bathroom add a fresh touch along with fresh paint. An in-suite storage room provides extra space to keep everything organized.

The spacious living area opens to a private balcony overlooking mature trees and green space, creating a lovely spot to enjoy your morning coffee or relax outdoors. Shared laundry facilities are conveniently located on the lower level, just steps from the unit, and are free to use, helping keep monthly expenses down.

Additional features include an assigned parking stall, ample visitor parking, and convenient building access from both the north and south sides.

Enjoy the best of both worlds with a peaceful setting close to schools, shopping, restaurants, everyday services, Southland CTrain Station, Deerfoot Trail, and Macleod Trail.

Affordable, conveniently located, and full of value, this Acadia condo is an excellent opportunity for first-time buyers, down-sizers, or investors.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2353248
Bedrooms	1
Bathrooms	1
Year Built	1978
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:	532.7 sq. ft.
Condo Fee:	$392.24
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Water
Front Exposure:	South
Unit Exposure:	East
Floor Location:	Other
Entry Level:	2
Stories Total:	3
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	3
Year built:	1978 (Age: 48)
Bedrooms:	1 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	7811090
Heating:	Baseboard
Basement:	None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco, Wood Frame

Structure Type:	Low Rise (2-4 stories)
Roof:	Tar/Gravel
Ensuite:	No
Flooring:	Carpet, Laminate, Linoleum
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Stall
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Basement, Laundry Room
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Acadia Manor
Community:	Acadia
Amenities:	Laundry, Parking, Picnic Area, Visitor Parking
Appliances:	Electric Stove, Microwave, Refrigerator, Window Coverings
Inclusions:	None
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Entrance · 7'4" × 3'10" ·
Main Floor	Kitchen With Eating Area · 10'2" × 9'7" ·
Main Floor	Living Room · 15'1" × 10'2" ·
Main Floor	Bedroom - Primary · 10'9" × 10'8" ·
Main Floor	Pantry · 2' × 2' ·
Main Floor	Storage · 6'7" × 3'6" ·

Main Floor	Balcony · 8'11" × 4'11" ·
Title to Land:	Fee Simple
Community Features:	Golf, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks
Interior Features:	See Remarks
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone S
Zoning:	M-C1
Listed Date:	Oct 20, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/10-366-94-avenue-se-calgary-a2353248/

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