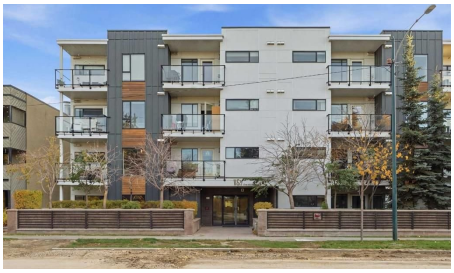
104 1521 26 Avenue SW

Calgary | Active | MLS® A2350838

$280,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2015**	**713.48 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Broker

A closer look

If outdoor space is high on your list, this is the one! This beautifully updated 2 bedroom, 2 bathroom apartment offers one of the biggest patios in the building, and it faces south, giving you a rare outdoor space to actually enjoy! Inside, the 713 square feet layout feels bright and comfortable with large windows, neutral finishes and plenty of natural light. Recent updates include; new carpet, a new tile backsplash in the kitchen and a new fridge! You also have in suite laundry, air conditioning, titled underground parking, and storage! Make sure you catch the sunrises and sunsets up on the shared rooftop patio. With lots of patio furniture, and a BBQ.. perfect for hosting. And then there's the location: Marda Loop gives you that downtown vibe without actually living downtown. Coffee shops, restaurants, local shops, fitness studios, parks and plenty to do all within the neighbourhood. It is the kind of location where you can walk out your door and enjoy your surroundings, while still being just minutes from downtown. If you're looking for an apartment that gives you something the others in the building simply don't, this one might be it!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2350838
Bedrooms	2
Bathrooms	2
Year Built	2015
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:	713.48 sq. ft.
Main Level Finished Area:	713.48 sq. ft.
Condo Fee:	$584.87

Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Water
Acreage:	No
Front Exposure:	North
Unit Exposure:	Southwest
Floor Location:	Other
Entry Level:	1
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2015 (Age: 11)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	1512592
Heating:	Baseboard, Hot Water, Natural Gas
New Constr.:	No
Construction Material:	Composite Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Roof:	Rubber
Ensuite:	No
Flooring:	Ceramic Tile, Laminate

Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Heated Garage, Parkade, Titled, Underground
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:	South Calgary
Amenities:	Elevator(s), Secured Parking, Storage
Appliances:	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Stove, Refrigerator, Washer, Window Coverings
Inclusions:	NA
Restrictions:	None Known
Pets Allowed:	Call
Main Floor	Bedroom · 13'6" × 8'11" ·
Main Floor	Dining Room · 11'6" × 6'5" ·
Main Floor	Kitchen · 10'10" × 7'8" ·
Main Floor	Living Room · 11'6" × 10'1" ·
Main Floor	Bedroom - Primary · 12'5" × 10'2" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby
Interior Features:	Breakfast Bar, Open Floorplan
Exterior Features:	Balcony

Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	M-C2
Listed Date:	Oct 08, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/104-1521-26-avenue-sw-calgary-a2350838/

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

Data was last updated November 23, 2026 at 12:05 PM (UTC)

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