1619 16 Avenue SW

Calgary | Active | MLS® A2351200

$499,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**1990**	**1,431 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX Complete Realty and RE/MAX First

A closer look

Urban luxury at its best! Welcome to this beautifully updated 2-bedroom, 1.5-bath townhouse in the sought-after community of Sunalta, ideally located on a quiet street just steps from the shops, restaurants and amenities of 17th Ave and downtown. Completely gutted and professionally renovated in 2018 with over $100,000 in improvements, this home offers impressive upgrades without a detail spared. The spacious oversized living room gives access to a front balcony and features an electric fireplace with mood lighting and wet bar with wine fridge making this a perfect space for entertaining guests. You will love the modern kitchen with clean lines, stainless steel appliances including a pot filler over the electric cooktop, spacious dining area and rear deck with gas line for your BBQ. A powder room with convenient laundry room complete the main level. Upstairs you will find a generously scaled guest room and primary suite featuring an oversized walk thru closet to a shared 5 piece bathroom with heated floors, dual sink vanity, a rainfall shower and jacuzzi tub with a custom LED lit nook. The OVER-SIZED attached garage (12.5'x32') is heated with ample space for storage, workshop or home gym and the driveway leaves room for additional parking. Enjoy the best of Calgary's inner city living with easy access to 17th Avenue, parks, the river valley, public transit and the downtown core. With extensive renovations and exceptional location, this property offers incredible value and opportunity!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2351200
Bedrooms	2
Bathrooms	2
Year Built	1990
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey

Total Living Area:	1,431 sq. ft.
Main Level Finished Area:	698 sq. ft.
Upper Level Finished Area:	732 sq. ft.
Condo Fee:	$548.08
Condo Fee Includes:	Common Area Maintenance, Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Snow Removal
Front Exposure:	North
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	1990 (Age: 36)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	1
Plan:	9011785
Heating:	In Floor, Forced Air, Natural Gas
Basement:	None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Carpet, Tile, Vinyl Plank
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Electric
Garage:	Yes
Garage Spaces:	1
Parking:	Driveway, Garage Door Opener, Garage Faces Front, Heated Garage, Oversized, Single Garage Attached, Tandem
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Scarboro Park
Community:	Sunalta
Amenities:	Parking
Appliances:	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions, Yes
Main Floor	Living Room · 18'9" × 12'7" ·
Main Floor	Kitchen · 10'6" × 7'2" ·
Main Floor	Dining Room · 12'1" × 8'7" ·
2nd Floor	Bedroom - Primary · 17'10" × 16'4" ·

2nd Floor	Bedroom · 13'8" × 10' ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Closet Organizers, Double Vanity, Jetted Tub, Open Floorplan, Soaking Tub, Storage, Walk-In Closet(s)
Exterior Features:	Balcony
Patio And Porch Features:	Deck
Lot Features:	Landscaped, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	M-C2
Listed Date:	Oct 07, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1619-16-avenue-sw-calgary-a2351200/

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Data was last updated November 23, 2026 at 10:05 AM (UTC)

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