170 999 Canyon Meadows Drive SW

Calgary | Active | MLS® A2347643

$324,800









Bedrooms	Bathrooms	Year Built	Living area
2	**1**	**1976**	**881.4 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Estate Professionals Inc.

A closer look

Welcome to this beautifully located home in the sought-after Canyon Meadows community. This property offers a wonderful opportunity to enjoy comfortable living in a convenient southwest Calgary location, close to schools, parks, shopping, transit and major roadways. The main floor offers a spacious living room filled with natural lights. KItchen has newer stainless steel appliances and quarts counter tops that were just installed. Thoughtfully designed with a functional layout and inviting living spaces, this home is ideal for families, professionals or investors. Enjoy the established neighbourhood, nearby amenities and the many recreational opportunities the area has to offer. A great opportunity to make this Canyon Meadows property your own!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2347643
Bedrooms	2
Bathrooms	1
Year Built	1976
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:	881.4 sq. ft.
Condo Fee:	$356.61
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Gas, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	East

Entry Level:	1
Levels:	Two
End Unit:	1 Common Wall
Total Rooms Above Grade:	4
Year built:	1976 (Age: 50)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	9011119
Heating:	Forced Air
Basement:	Partial, Partially Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Wood Frame
Structure Type:	Four Plex
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Ceramic Tile, Laminate
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Stall
Parking Places:	1

Parking Total/Covered:	1 / -
Laundry Features:	In Basement
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	The Meadows
Community:	Canyon Meadows
Amenities:	None
Appliances:	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Inclusions:	none
Restrictions:	None Known
Pets Allowed:	Restrictions, Cats OK, Dogs OK
Main Floor	Mud Room · 5'8" × 3'6" ·
Main Floor	Kitchen With Eating Area · 10'8" × 9'2" ·
Main Floor	Living Room · 13'6" × 11'9" ·
Main Floor	Entrance · 3'10" × 3'7" ·
Upper Level	Bedroom · 15'3" × 8'6" ·
Upper Level	Bedroom - Primary · 15'3" × 10'2" ·
Basement	Game Room · 14'7" × 11'1" ·
Basement	Furnace/Utility Room · 14'6" × 12'10" ·
Title to Land:	Fee Simple
Community Features:	Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Quartz Counters
Exterior Features:	Garden, Other, Private Yard
Patio And Porch Features:	None
Lot Features:	Back Yard, Few Trees, Lawn
Num. of Parcels:	0

Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone S
Zoning:	M-C1 d100
Listed Date:	Sep 23, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/170-999-canyon-meadows-drive-sw-calgary-a2347643/

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