207 2425 90 Avenue SW

Calgary | Active | MLS® A2352726

$369,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**1980**	**1,421.01 sq. ft.**

Your next move starts with a conversation.

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Listed by eXp Realty

A closer look

Welcome to 207, 2425 90 Avenue SW, an exceptional opportunity to enjoy spacious, low-maintenance living in the highly sought-after Bayshore Park community. This recently renovated 25+ condominium offers an inviting floor plan, generous room sizes, and outstanding building amenities, making it an excellent choice for downsizers, professionals, or anyone looking to enjoy a carefree lifestyle in one of Calgary's most established southwest neighbourhoods.

Step inside and discover a bright, open-concept layout designed for both everyday comfort and effortless entertaining. Large windows fill the living and dining areas with natural light, creating a warm and welcoming atmosphere throughout. Recent updates include a newer kitchen, appliances, flooring, paint, and countertops, giving the home a fresh, modern feel. The spacious living room offers plenty of room to relax while providing easy access to your private balcony, the perfect place to enjoy your morning coffee or unwind at the end of the day.

The beautifully refreshed kitchen offers ample cabinetry, generous counter space, and a practical layout that makes meal preparation simple and efficient. Whether preparing everyday meals or hosting family and friends, the adjoining dining area provides an ideal setting for gathering together.

The primary bedroom offers a peaceful retreat with plenty of space for a king-sized bedroom set, generous closet space, and a private ensuite bathroom. A second bedroom provides flexibility for guests, a home office, or hobby room, while the additional full bathroom adds convenience for both residents and visitors. In-suite laundry and additional storage further enhance the functionality of this thoughtfully updated home.

Residents of Bayshore Park enjoy an impressive collection of amenities designed to complement an active and social lifestyle. The building features a fitness centre, library, games room, hobby and woodworking rooms, meeting spaces, beautifully maintained common areas, secure heated underground parking, visitor parking, and additional storage. Professionally managed and exceptionally maintained, this established 25+ community offers peace of mind and a true lock-and-leave lifestyle.

Living in Palliser means enjoying one of Calgary's most desirable southwest communities, where mature trees, quiet streets, and abundant green space create a peaceful setting. You'll be just moments from South Glenmore Park, the pathways surrounding the Glenmore Reservoir, Glenmore Landing shopping, restaurants, cafés, transit, and everyday amenities. Whether you enjoy walking, cycling, kayaking, or simply relaxing outdoors, Palliser offers an exceptional balance of nature, convenience, and community, making it a wonderful place to call home for years to come. Don't miss this opportunity-book your private showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2352726
Bedrooms	2

Bathrooms	2
Year Built	1980
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:	1,421.01 sq. ft.
Main Level Finished Area:	1,421.01 sq. ft.
Condo Fee:	$1,102.00
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Heat, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Snow Removal, Trash
Front Exposure:	Southwest
Unit Exposure:	Southwest
Floor Location:	Other
Entry Level:	2
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	4
Year built:	1980 (Age: 46)
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:	1
Plan:	8110625
Heating:	Fan Coil
New Constr.:	No
Construction Material:	Brick, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	Yes
Flooring:	Laminate
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas
Garage:	No
Parking:	Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	Laundry Room
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Bayshore Park
Community:	Palliser
Amenities:	Elevator(s), Fitness Center, Party Room, Roof Deck, Sauna, Visitor Parking
Appliances:	Central Air Conditioner, Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings

Inclusions:	Bar Stools (x4), TV's (x3), TV Brackets, 2 Refrigerators in total
Restrictions:	Adult Living, Pets Not Allowed
Pets Allowed:	No
Main Floor	Bedroom · 11'6" × 8'5" ·
Main Floor	Kitchen · 13'11" × 9'11" ·
Main Floor	Laundry · 13'10" × 6' ·
Main Floor	Living Room · 24'10" × 21'4" ·
Main Floor	Bedroom - Primary · 20'8" × 11'9" ·
Main Floor	Walk-In Closet · 9'2" × 5'8" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Built-in Features, Ceiling Fan(s), Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s), Patio
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone S
Zoning:	S-CI
Listed Date:	Oct 19, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/207-2425-90-avenue-sw-calgary-a2352726/

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