225 33 Glamis Green SW

Calgary | Active | MLS® A2344503

$259,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**1980**	**1,055.8 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by One Percent Realty

A closer look

DON'T MISS THIS EXCEPTIONAL TOWNHOUSE. If you have been waiting for a HUGE ROOF TOP DECK AND A SECOND LARGE DECK OF THE PRIMARY BDRM, AND SECURE PRIVATE SINGLE GARAGE, THEN LOOK NO FURTHER. This amazing unit has been professionally renovated extensively. Walking in, there's an entrance, laundry, a large coat closet, BRIGHT primary bdrm with huge deck, 2nd bdrm and a bath. Above is an updated kitchen with 1 YR OLD DISHWASHER AND STOVE, granite counters, maple shaker cabinets, a breakfast bar, a dining room, a living room, BIG WINDOWS, GAS FIREPLACE, and a really IMPRESSIVE DECK. ALL NEW CARPETS, CEILINGS REDONE, PAINTED, ALL WALLS PAINTED, BASEBOARDS PAINTED, NEW MODERN MAIN BATHROOM HARDWOOD FLOORS COMPLETELY REFINISHED AND EXTRAORDINARY. The envelope for this building was REDONE in 2024, WITH NEW WINDOWS AND DOORS, VERY EXTENSIVE. PRIVATE GARAGE INCLUDED. whether you are looking for an investment or a 1st or 2nd home, you will love this townhouse. Don't miss this opportunity. Fantastic location. This unit has 2 Special Assessment Loans that are paid on a monthly basis. The outstanding balance for this unit as of SEPT 2026 Loan #1 is a monthly payment of $210.31 and can only be paid out on August 1, 2029. Loan #2 is a monthly payment of $195.82 and can only be paid out on Feb 01, 2031. BUYER BENEFITS: This is an opportunity to purchase in a substantially renewed condominium community where the exterior projects have already been completed, providing owners with greater confidence in the condition of the complex and more predictable ownership costs moving forward.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2344503
Bedrooms	2
Bathrooms	2
Year Built	1980
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, Attached-Up/Down
Total Living Area:	1,055.8 sq. ft.
Main Level Finished Area:	432.6 sq. ft.
Upper Level Finished Area:	613.2 sq. ft.
Condo Fee:	$454.16
Condo Fee Includes:	Common Area Maintenance, Insurance, Parking, Professional Management, Reserve Fund Contributions, Snow Removal
Front Exposure:	East
Floor Location:	Other
Entry Level:	2
Stories Total:	3
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
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:1, Half:1)
Num Ensuite Baths:	1
Plan:	0611634
Heating:	Forced Air, Natural Gas
Basement:	None
Foundation:	Poured Concrete
New Constr.:	No

Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas, Living Room
Garage:	Yes
Garage Spaces:	1
Parking:	Other, Single Garage Attached
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	Main Level
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Glamis Green
Community:	Glamorgan
Amenities:	Secured Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	CEILING FANS, 1 GARAGE CONTROL AND KEYS
Restrictions:	Pet Restrictions or Board approval Required, Pets Allowed
Pets Allowed:	Restrictions, Cats OK, Dogs OK
Main Floor	Entrance · 6'2" × 3'6" ·
Main Floor	Bedroom - Primary · 10'6" × 9'4" ·

Main Floor	Bedroom · 10'5" × 9'5" ·
Main Floor	Laundry · 5'11" × 2'11" ·
Main Floor	Storage · 5'8" × 2'11" ·
Main Floor	Balcony · 20'2" × 9'3" ·
2nd Floor	Kitchen · 9'6" × 9'5" ·
2nd Floor	Dining Room · 10'6" × 9'4" ·
2nd Floor	Living Room · 16'10" × 15'5" ·
2nd Floor	Balcony · 16'4" × 12'6" ·
Title to Land:	Fee Simple
Community Features:	Park, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Breakfast Bar, Ceiling Fan(s), Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Walk-In Closet(s)
Exterior Features:	Balcony, Other, Uncovered Courtyard
Patio And Porch Features:	Deck, Rooftop Patio
Lot Features:	Lawn
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone W
Zoning:	M-C1 d70
Listed Date:	Sep 13, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/225-33-glamis-green-sw-calgary-a2344503/

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

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

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

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