# $379,900 - 201, 1414 17 Street Se, Calgary

MLS® #A2213597

**$379,900**
2 Bedroom, 2.00 Bathroom, 900 sqft
Residential on 0.00 Acres

Inglewood, Calgary, Alberta

Located in Historic Inglewood, steps from Pearce Estate Park - a picturesque wetland park featuring a fish hatchery, playground, picnic sites, custom designed kayak course right on the river plus miles of riverside walking and biking trails, awaits this spacious 900 sq. ft, 2 bedroom, 2 bath unit in desirable Pearce Gardens. The perfect location to enjoy nature in an urban setting. As you enter this second floor unit, you will appreciate the open and bright floor plan including 9 foot ceilings, large windows and new paint throughout plus new vinyl plank and new luxurious carpet flooring. Open living areas including a functional kitchen equipped with new stainless steel appliances, ample storage plus a breakfast bar overlooking a dining area and spacious living room with a cozy gas fireplace and provides access to the private balcony with a gas line already in place for all your grilling endeavors. The large primary bedroom includes a walk-through closet plus a 4 piece ensuite. The second bedroom with ample storage space shares the main 4 piece bath. In-suite laundry and storage are conveniently located in the hallway by the bedrooms. Pearce Gardens offers top-tier amenities including a fitness facility, party room with kitchen, and outdoor patio space. Additionally, this unit comes with one oversized titled parking stall and storage in the underground parkade. With a secure entry system and well-kept surroundings, youâ€™ll love calling this home. This well maintained unit offers an amazing

lifestyle with easy access to all shops and services of vibrant Inglewood plus a quick commute to the core.

Built in 2003

## Essential Information

| | |
|---|---|
| MLS® # | A2213597 |
| Price | $379,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 900 |
| Acres | 0.00 |
| Year Built | 2003 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

## Community Information

| | |
|---|---|
| Address | 201, 1414 17 Street Se |
| Subdivision | Inglewood |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2G 5S6 |

## Amenities

| | |
|---|---|
| Amenities | Elevator(s), Fitness Center, Party Room, Secured Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1 |
| Parking | Parkade |

## Interior

| | |
|---|---|
| Interior Features | Breakfast Bar, Soaking Tub, Storage |
| Appliances | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating | Baseboard |

| | |
|---|---|
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| # of Stories | 4 |

## Exterior

| | |
|---|---|
| Exterior Features | Balcony |
| Construction | Stone, Vinyl Siding, Wood Frame |

## Additional Information

| | |
|---|---|
| Date Listed | April 23rd, 2025 |
| Days on Market | 8 |
| Zoning | M-C2 |

## Listing Details

| | |
|---|---|
| Listing Office | RE/MAX Real Estate (Central) |

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