

# \$310,000 - 101, 1505 27 Avenue Sw, Calgary

MLS® #A2267323

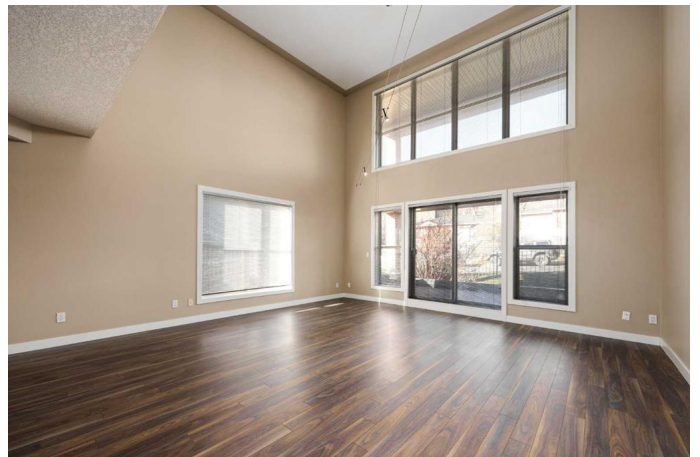
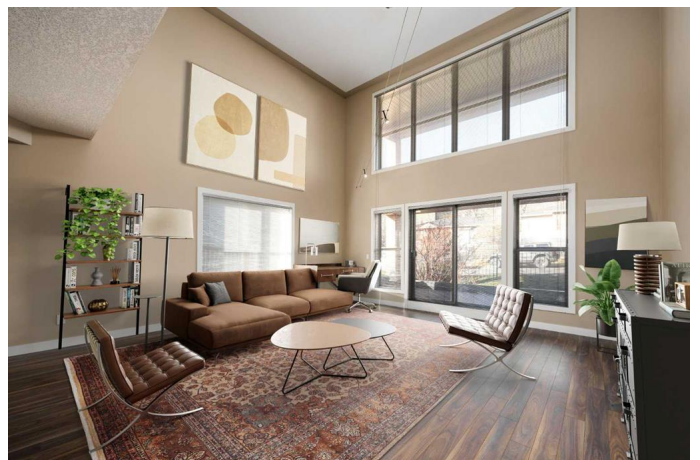
**\$310,000**

1 Bedroom, 2.00 Bathroom, 985 sqft

Residential on 0.00 Acres

South Calgary, Calgary, Alberta

Step into a truly unique corner unit loft that redefines city living, offering a vibrant lifestyle in the heart of South Calgary, just steps from the trend-setting Marda Loop. This freshly painted two-storey, 1-bed, 1.5-bath sanctuary is flooded with bright, natural light thanks to a dramatic, extra wall of windows—a spectacular feature exclusive to this corner position. The open-to-above loft design creates an airy, grand atmosphere, complemented by a functional main floor featuring luxury vinyl plank, stainless steel appliances (newer fridge), a pantry, a massive eat-up bar, and a tucked-away 2-piece guest bath. Step outside onto your private, ground-floor concrete deck, a fantastic extension of your living space that offers direct outdoor access, perfect for pet lovers. Ascend to the private upper-level primary retreat, which overlooks the living area and includes a 4-piece ensuite with a separate standing shower and a deep soaker tub—your personal sanctuary. Enjoy the convenience of a dedicated main-floor laundry area, clever under-stair storage, and the comforts of in-floor heating. Beyond the unit, the building offers an elevator and a titled, secure underground parking stall with room for additional storage. Condo fees include: Heat, Gas, Water and professional management. Enjoy a walkable lifestyle, moments from the shops, cafes, and green spaces of Marda Loop and River Park, then retreat to your chic, tranquil loft. This bright,



distinct, and highly functional corner loft could be yours.

Built in 2001

### Essential Information

|                |                  |
|----------------|------------------|
| MLS® #         | A2267323         |
| Price          | \$310,000        |
| Bedrooms       | 1                |
| Bathrooms      | 2.00             |
| Full Baths     | 1                |
| Half Baths     | 1                |
| Square Footage | 985              |
| Acres          | 0.00             |
| Year Built     | 2001             |
| Type           | Residential      |
| Sub-Type       | Apartment        |
| Style          | Multi Level Unit |
| Status         | Active           |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 101, 1505 27 Avenue Sw |
| Subdivision | South Calgary          |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2T 1G5                |

### Amenities

|                |                                       |
|----------------|---------------------------------------|
| Amenities      | Elevator(s)                           |
| Parking Spaces | 1                                     |
| Parking        | Parkade, Secured, Titled, Underground |

### Interior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry |
| Appliances        | Dishwasher, Microwave Hood Fan, Oven, Refrigerator, Washer/Dryer Stacked, Window Coverings                |
| Heating           | In Floor, Natural Gas                                                                                     |

|              |      |
|--------------|------|
| Cooling      | None |
| # of Stories | 3    |
| Basement     | None |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Private Entrance                |
| Lot Description   | Front Yard, Paved               |
| Roof              | Asphalt Shingle, Flat, Membrane |
| Construction      | Concrete                        |
| Foundation        | Poured Concrete                 |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | November 5th, 2025 |
| Days on Market | 1                  |
| Zoning         | M-C1 d144          |

## Listing Details

|                |                                       |
|----------------|---------------------------------------|
| Listing Office | Sotheby's International Realty Canada |
|----------------|---------------------------------------|

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