

246, 1717 60 Street SE
Calgary, Alberta

MLS # A2230124



\$189,900

Division:	Red Carpet		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	525 sq.ft.	Age:	2004 (21 yrs old)
Beds:	1	Baths:	1
Garage:	Assigned, Guest, Off Street, On Street, Parking Lot, Paved, Plug-In, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 459
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Closet Organizers, Elevator, Vinyl Windows		

Inclusions: N/A

Welcome to Unit 246 at Elliston Park Condominiums—an exceptionally well-kept and thoughtfully updated 1-bedroom + flex space condo that exudes pride of ownership. This second-floor, owner-occupied unit features a functional and inviting layout with stylish renovations throughout. The flex space (den) is currently used as a comfortable living room, creating a cozy and private area to relax, while the separate kitchen and dining area boasts newer cabinetry, updated flooring, and a modern tile backsplash—a perfect blend of style and practicality. The bright and spacious primary bedroom includes a large window and a full-sized closet, while the refreshed bathroom features a reglazed tub and updated fixtures. Additional highlights include in-suite laundry, upgraded lighting, and tasteful finishes that make the home feel move-in ready. Enjoy the convenience of an assigned outdoor parking stall extremely close to the entrance and the peace of mind that comes with living in a well-managed, pet-friendly building (with board approval) where the condo fee INCLUDES ELECTRICITY as well. Situated directly across from Elliston Park, you’ll have year-round access to scenic pathways, green space, off-leash areas, and Calgary’s iconic GlobalFest fireworks festival. You’re also just minutes from Stoney Trail, Costco, restaurants, shopping, and more. Whether you’re a first-time buyer, downsizer, or investor, this is a fantastic opportunity to own a stylish, updated condo in a vibrant southeast Calgary community.