\$600,000 - 2, 2008 12 Avenue Sw, Calgary

MLS® #A2256618

\$600,000

3 Bedroom, 4.00 Bathroom, 1,245 sqft Residential on 0.00 Acres

Sunalta, Calgary, Alberta

Walking distance from the VERY highly ranked Sunalta Elementary School!! Upscale 3 bedroom, 3.5 bathroom townhome, located a short walk from LRT, in Sunalta. Over 1700 square feet of professionally finished living space, with spacious rooms, stainless steel appliances, granite, countertops, NEW floors, and 9 foot ceilings on the main and lower levels. Upstairs has two master bedrooms with ensuites. Downstairs has an additional bedroom, full bathroom, and a large family room wired for media. The property comes with a titled, 10x22 ft private garage with available parking out front and your own private deck. Pet-friendly, and low condo fees.



Essential Information

MLS® # A2256618 Price \$600,000

Bedrooms 3

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,245

Acres 0.00

Year Built 2012

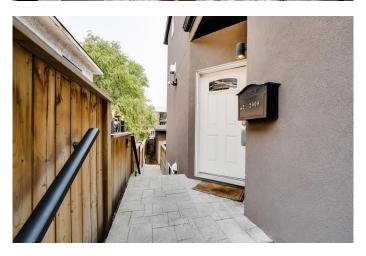
Type Residential

Sub-Type Row/Townhouse

Style 2 Storey







Status Active

Community Information

Address 2, 2008 12 Avenue Sw

Subdivision Sunalta
City Calgary
County Calgary
Province Alberta
Postal Code T3C 0S1

Amenities

Amenities Other

Parking Spaces 1

Parking Single Garage Detached

of Garages 1

Interior

Interior Features High Ceilings, Walk-In Closet(s), Recessed Lighting

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood,

Refrigerator, Washer

Heating Forced Air

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Lighting, None
Lot Description See Remarks
Roof Asphalt Shingle
Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 19th, 2025

Days on Market 31

Zoning M-C2

Listing Details

Listing Office CIR Realty

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