

# \$365,000 - 407, 1420 Memorial Drive Nw, Calgary

MLS® #A2210319

**\$365,000**

2 Bedroom, 1.00 Bathroom, 802 sqft

Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

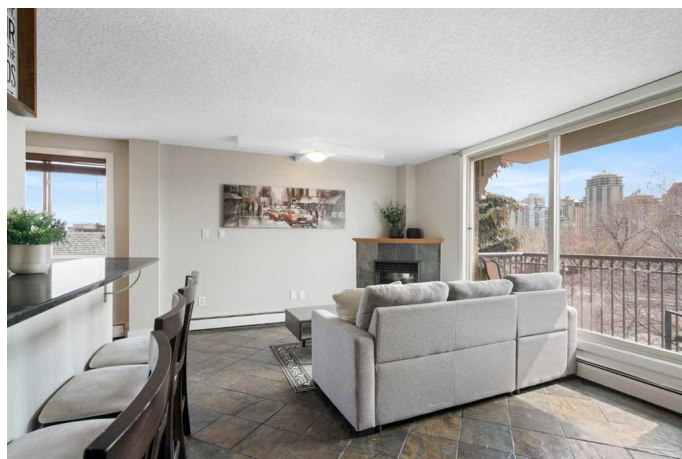
**\*\*Open House Saturday 12-2pm\*\*** Welcome to this bright and stylish 2 bed, 1 bath condo in a solid concrete buildingâ€”perfect for peace and quiet! Enjoy stunning downtown views from your private balcony, and a smart layout featuring tile flooring, hardwood in the bedrooms, and a modern kitchen with granite countertops, breakfast bar, and a brand new fridge (2024). With just one shared wall, a top floor corner location, and an assigned parking stall, this home blends comfort with convenience. All just steps from the Bow River and Kensingtonâ€™s shops, cafÃ©s, and vibe.

Built in 1969

## Essential Information

MLS® #	A2210319
Price	\$365,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	802
Acres	0.00
Year Built	1969
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information



Address	407, 1420 Memorial Drive Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 3E5

## Amenities

Amenities	Parking
Parking Spaces	1
Parking	Stall

## Interior

Interior Features	Breakfast Bar, Granite Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Baseboard, Hot Water
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	4

## Exterior

Exterior Features	Balcony
Construction	Brick, Concrete

## Additional Information

Date Listed	April 11th, 2025
Days on Market	5
Zoning	M-CG

## 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.