\$274,900 - 107, 916 Memorial Drive Nw, Calgary

MLS® #A2221264

\$274,900

1 Bedroom, 1.00 Bathroom, 679 sqft Residential on 0.00 Acres

Sunnyside, Calgary, Alberta

Looking for location, lifestyle, and unbeatable value? A bright and functional 1-bedroom, 1-bathroom condo in the heart of Sunnyside, directly across from the Bow River and the Peace Bridge.

Live steps from downtown, Prince's Island Park, and all the shops, restaurants, and local character of Kensington Village. Whether you're walking to work, grabbing a coffee, or hopping on your bike, this is city living done right.

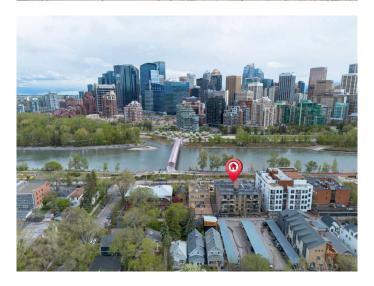
Inside, the space is smartly laid out with laminate flooring, quartz countertops, and a clean, modern kitchen outfitted with Samsung and Maytag appliances. Freshly repainted, the unit is move-in ready â€" and for added convenience, it can be sold furnished. The primary bedroom includes a walk-in closet, while the walk-in laundry room offers extra in-suite storage. No balcony? No problem â€" you're literally across from some of Calgary's best outdoor spaces. The building was redeveloped in 2014 by Sable Developments and is concrete construction, offering quiet, solid living. Covered parking with plug-ins, bike storage, and elevator access round out the list of practical perks.

Even better? The condo fees are surprisingly low, especially considering they cover electricity, water, and heat â€" rare for downtown living.

Pet-friendly (with board approval) and packed with value, this is an excellent opportunity for







first-time buyers, investors, or anyone wanting to live right on the river in one of Calgary's most connected communities.

Built in 1969

Essential Information

MLS® # A2221264 Price \$274,900

Bedrooms 1

Bathrooms 1.00

Full Baths 1

Square Footage 679 Acres 0.00

Year Built 1969

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 107, 916 Memorial Drive Nw

Subdivision Sunnyside

City Calgary
County Calgary
Province Alberta

Postal Code T2N 3C9

Amenities

Amenities Bicycle Storage, Elevator(s), Parking, Storage

Parking Spaces 1

Parking Alley Access, Assigned, Stall, Covered, Plug-In

Interior

Interior Features Breakfast Bar, Closet Organizers, Quartz Counters, Walk-In Closet(s)

Appliances Dishwasher, Microwave, Range, Refrigerator, Washer/Dryer, Window

Coverings

Heating Baseboard, Hot Water

Cooling None

of Stories 4

Exterior

Exterior Features None

Construction Brick, Concrete, Wood Siding

Foundation Poured Concrete

Additional Information

Date Listed May 16th, 2025

Days on Market 99

Zoning M-CG

Listing Details

Listing Office eXp Realty

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