

# \$309,900 - 608 32 Avenue Ne, Calgary

MLS® #A2237047

**\$309,900**

2 Bedroom, 1.00 Bathroom, 853 sqft

Residential on 0.14 Acres

Winston Heights/Mountview, Calgary, Alberta

Welcome to this charming and well-maintained 2-bedroom, 1-bathroom townhouse nestled in the heart of Winston Heights-Mountview. This bright and inviting home is the perfect blend of comfort and convenience, ideal for first-time buyers, down-sizers, or investors.

Step inside to discover beautiful hardwood flooring throughout with plenty of natural light. The functional layout offers a spacious living area, dining area and a bright kitchen with ample cabinet and counter space. The upper level offers two generous bedrooms and a 4-piece bathroom. the full basement with large recreation room offers plenty of room for your family along with ample storage space and a laundry room. This turnkey property is located in one of Calgary's most desirable inner-city neighbourhoods, you'll love the easy access to parks, schools, transit, and major roadways. All the amenities of downtown Calgary are just minutes away, while still enjoying the quiet, community feel of Winston Heights-Mountview.

Don't miss your chance to own a move-in ready home in a prime location!



Built in 1955

## Essential Information

MLS® # A2237047

Price \$309,900

Bedrooms 2

Bathrooms	1.00
Full Baths	1
Square Footage	853
Acres	0.14
Year Built	1955
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	608 32 Avenue Ne
Subdivision	Winston Heights/Mountview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 8Y8

### Amenities

Amenities	Parking
Parking Spaces	2
Parking	Parking Pad

### Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Dryer, Electric Stove, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	None
Lot Description	Back Lane, Landscaped, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 4th, 2025
Days on Market	63
Zoning	R-CG

## **Listing Details**

Listing Office	RE/MAX iRealty Innovations
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