

\$295,000 - 107, 916 Memorial Drive Nw, Calgary

MLS® #A2221264

\$295,000

1 Bedroom, 1.00 Bathroom, 679 sqft

Residential on 0.00 Acres

Sunnyside, Calgary, Alberta

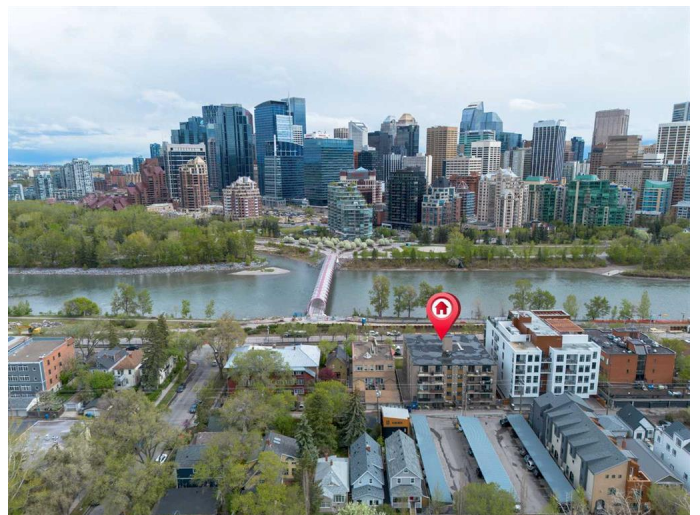
Looking for location, lifestyle, and unbeatable value? Youâ€™ve just found it. Welcome to 107, 916 Memorial Drive NW â€“ a bright and functional 1-bedroom, 1-bathroom condo in the heart of Sunnyside, directly across from the Bow River and the Peace Bridge.

Live steps from downtown, Princeâ€™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 just one year ago, 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€“ youâ€™re literally across from some of Calgaryâ€™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 – 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 | \$295,000 |
| 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 | Elevator(s), Parking, Storage, Bicycle Storage |
| Parking Spaces | 1 |
| Parking | Alley Access, Covered, Stall, Assigned, 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 | 38 |
| Zoning | M-CG |

Listing Details

| | |
|----------------|------------|
| Listing Office | eXp 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.