

# \$249,500 - 207, 1919 17 Avenue Sw, Calgary

MLS® #A2226296

## \$249,500

2 Bedroom, 1.00 Bathroom, 799 sqft

Residential on 0.00 Acres

Bankview, Calgary, Alberta

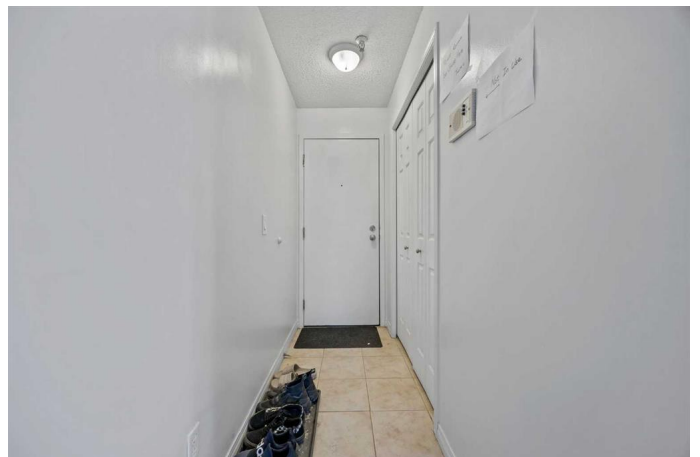
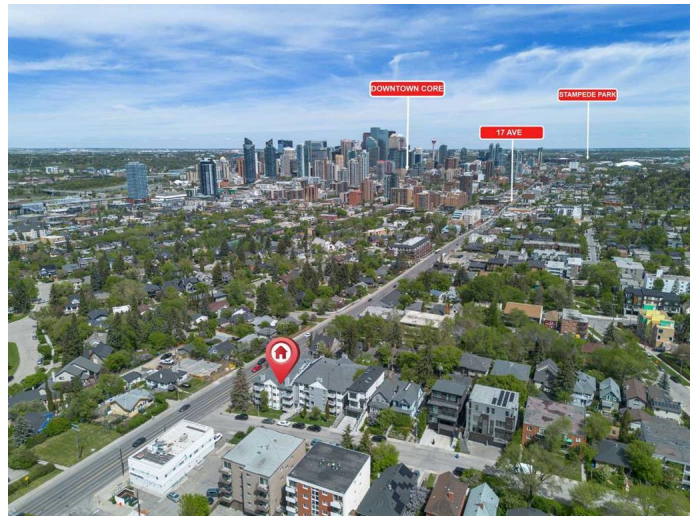
Welcome to Unit #207 at The Manhattan, a stylish and pet-friendly 2-bedroom condo ideally situated in the sought-after inner-city community of Bankview. One of the few buildings in the area with no size restrictions on dogs, this is the perfect home for pet lovers looking for urban convenience without compromise.

Enjoy a low-maintenance lifestyle in a bright and inviting second-floor unit that faces west, flooding the space with natural light throughout the day. The open-concept layout features a neutral color scheme and elegant updates like luxury vinyl plank flooring, creating a modern yet cozy atmosphere.

The kitchen is well-equipped with stainless steel appliances and abundant cabinetry—ideal for everything from casual meals to weekend dinner parties. Sliding patio doors off the living room open to a private west-facing balcony, perfect for summer BBQs or simply relaxing with a book and a drink.

Both bedrooms are spacious and versatile, easily accommodating a variety of lifestyles. The 4-piece bathroom is clean and functional, and the in-suite laundry adds everyday ease. You'll also appreciate the heated underground parking—especially during Calgary's winter months.

Located right on the corner of 17th Avenue



and just a short walk to the lively Marda Loop district, youâ€™re surrounded by trendy cafes, acclaimed restaurants, boutique shops, parks, and quick transit access. Whether you're exploring the neighborhood or enjoying the peace of your quiet sanctuary, this condo offers the best of both worlds.

Urban living has never looked betterâ€”come see it for yourself!

Built in 1982

**Essential Information**

MLS® #	A2226296
Price	\$249,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	799
Acres	0.00
Year Built	1982
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	207, 1919 17 Avenue Sw
Subdivision	Bankview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T0E9

**Amenities**

Amenities	Elevator(s), Secured Parking
Parking Spaces	1
Parking	Heated Garage, On Street, Parkade, Stall, Underground

# of Garages 1

### Interior

Interior Features Closet Organizers, Soaking Tub, Storage  
Appliances Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator,  
Washer/Dryer Stacked  
Heating Hot Water  
Cooling None  
# of Stories 4

### Exterior

Exterior Features None  
Construction Vinyl Siding, Wood Frame, Wood Siding

### Additional Information

Date Listed May 30th, 2025  
Days on Market 23  
Zoning M-C2

### Listing Details

Listing Office Brilliant 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.