

# \$188,000 - 102, 315 9a Street Nw, Calgary

MLS® #A2210821

**\$188,000**

1 Bedroom, 1.00 Bathroom, 501 sqft

Residential on 0.00 Acres

Sunnyside, Calgary, Alberta

Welcome to Unit 102 at 315 9A Street NW â€” a refreshed inner-city gem offering unbeatable value in one of Calgaryâ€™s most walkable, connected neighborhoods.

This ground-floor 1-bed, 1-bath unit has just been updated with brand new flooring and fresh paint, giving it a clean, modern feel thatâ€™s ready for your personal style. The open, efficient layout is filled with natural light, and the kitchen is well-equipped with granite counters, stainless steel appliances, and smart storage solutions.

Enjoy the comfort of in-suite laundry, a spacious bedroom retreat, and a quiet building that puts you steps from the LRT, Bow River pathways, Kensington Village, and all the cafes and energy of Calgaryâ€™s urban core â€” without the downtown noise.

Condo fees include all utilities, and youâ€™ll also have a dedicated parking stall out back. Whether youâ€™re a first-time buyer, savvy investor, or simply looking for low-maintenance city living, this is a standout opportunity at a standout price.

Donâ€™t miss your chance â€” this kind of value in Sunnyside doesnâ€™t come around often.

Built in 1976



## Essential Information

MLS® #	A2210821
Price	\$188,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	501
Acres	0.00
Year Built	1976
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	102, 315 9a Street Nw
Subdivision	Sunnyside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 1T7

## Amenities

Amenities	Parking
Parking Spaces	1
Parking	Alley Access, Assigned, Off Street, Stall

## Interior

Interior Features	Breakfast Bar, Built-in Features, Granite Counters, Kitchen Island, Open Floorplan, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard, Hot Water, Natural Gas
Cooling	None
# of Stories	4

## Exterior

Exterior Features	None
Lot Description	Back Lane, Lawn, Level

Roof	Tar/Gravel
Construction	Brick, Concrete, Stucco

### **Additional Information**

Date Listed	April 10th, 2025
Days on Market	70
Zoning	M-C2

### **Listing Details**

Listing Office	Century 21 Bamber Realty LTD.
----------------	-------------------------------

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.