

# \$299,900 - 150, 315 24 Avenue Sw, Calgary

MLS® #A2253665

**\$299,900**

1 Bedroom, 2.00 Bathroom, 702 sqft

Residential on 0.00 Acres

Mission, Calgary, Alberta

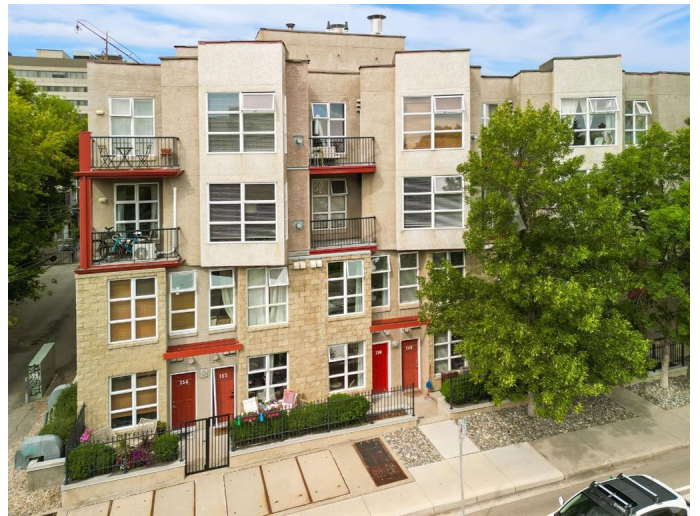
Welcome to #150 315 24th Avenue SW! A rare opportunity in the heart of Mission—this townhome-style condo in the sought-after Xolo building is anything but ordinary. With its own private entrance, refreshed interior, and a front patio complete with a gas line for your BBQ, it feels more like a home than a condo. Inside, warm hardwood floors, oversized windows, and a cozy fireplace create an inviting main level designed for both comfort and entertaining. Upstairs, the spacious primary retreat offers an abundance of natural light, a 4-piece ensuite, and the bonus of a versatile flex area—perfect for a home office, hobby space, or reading nook. In-unit laundry, underground parking, and secure storage add everyday ease. Step outside and you're surrounded by Mission's best caf  s, restaurants, and shops, with the Elbow River pathways steps away. Whether you're walking to the Stampede Grounds, catching the C-Train, or simply enjoying the vibrant community, this location is second to none. Perfect for professionals seeking a walkable lifestyle or investors looking for a high-demand property. Don't miss your chance to call this place yours and schedule your private showing today!

Built in 2003

## Essential Information

MLS® #

A2253665



|                |                  |
|----------------|------------------|
| Price          | \$299,900        |
| Bedrooms       | 1                |
| Bathrooms      | 2.00             |
| Full Baths     | 1                |
| Half Baths     | 1                |
| Square Footage | 702              |
| Acres          | 0.00             |
| Year Built     | 2003             |
| Type           | Residential      |
| Sub-Type       | Apartment        |
| Style          | Multi Level Unit |
| Status         | Active           |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 150, 315 24 Avenue Sw |
| Subdivision | Mission               |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2S3E7                |

### Amenities

|                |                                                                                 |
|----------------|---------------------------------------------------------------------------------|
| Amenities      | Other                                                                           |
| Parking Spaces | 1                                                                               |
| Parking        | Garage Door Opener, Heated Garage, Parkade, Secured, Stall, Titled, Underground |

### Interior

|                   |                                                                                   |
|-------------------|-----------------------------------------------------------------------------------|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance |
| Appliances        | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer        |
| Heating           | Boiler, Natural Gas                                                               |
| Cooling           | None                                                                              |
| Fireplace         | Yes                                                                               |
| # of Fireplaces   | 1                                                                                 |
| Fireplaces        | Gas                                                                               |
| # of Stories      | 4                                                                                 |

### Exterior

|                   |                  |
|-------------------|------------------|
| Exterior Features | Private Entrance |
| Construction      | Mixed            |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 3rd, 2025 |
| Days on Market | 29                  |
| Zoning         | M-H1                |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR 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.