

\$309,000 - 6, 1909 28 Street Sw, Calgary

MLS® #A2256535

\$309,000

2 Bedroom, 1.00 Bathroom, 374 sqft

Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

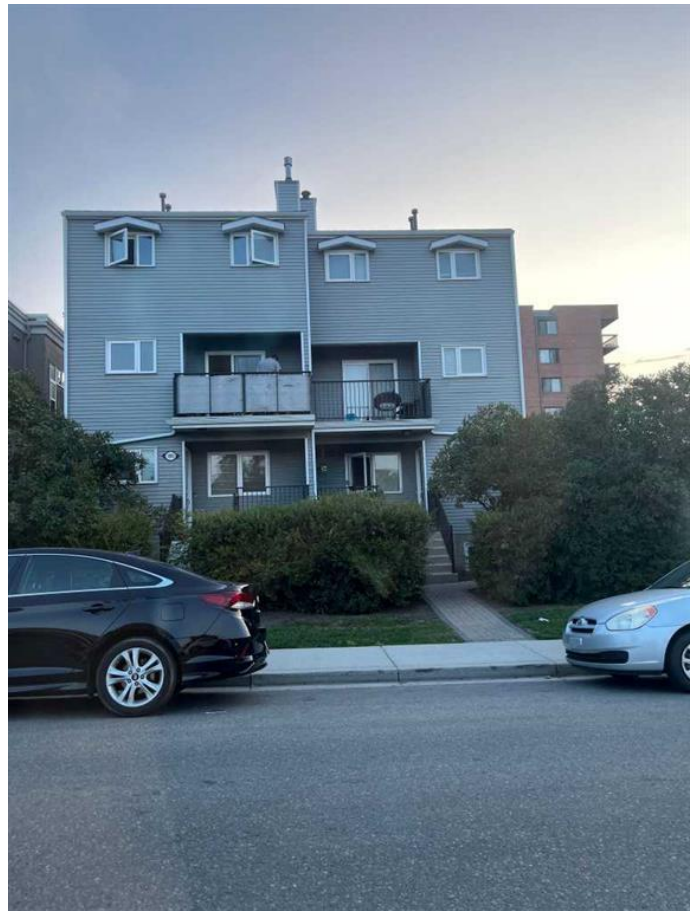
Welcome home to the desirable community of Killarney! Perfect for the first-time buyer or the savvy investor looking for a high cash flowing investment. This cozy townhouse has been fully upgraded throughout. Located just off 17th Ave SW, 5 blocks to the LRT, and minutes to Mount Royal University and the city core is this charming townhouse which offers 715sq.ft of total living space. The main floor has a nice open plan and features gleaming hardwood floors, a rare wood burning fireplace and recess lighting to set the ambiance. The kitchen boasts granite counter tops, pantry, stainless-steel appliances, and beautiful shaker cabinetry. The lower level is complete with a massive primary bedroom, large closet and laundry room. The four-piece bath has been modestly updated. Adjacent the primary is a secondary bedroom with a good size storage closet. Roof was just replaced in 2021.

Close to Downtown, Shopping Restaurants, coffee shops, and much more. Tenanted with lease ending SEPT 30 2025 and he will be leaving. Don't miss this opportunity!

Built in 1983

Essential Information

MLS® #	A2256535
Price	\$309,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	374
Acres	0.00
Year Built	1983
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

Community Information

Address	6, 1909 28 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2H1

Amenities

Amenities	Parking
Parking Spaces	1
Parking	Off Street, Stall

Interior

Interior Features	Granite Counters, No Animal Home, Open Floorplan
Appliances	Dishwasher, Microwave, Refrigerator, Washer/Dryer Stacked, Stove(s)
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Low Maintenance Landscape, Rectangular Lot
Roof	Tar/Gravel
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed September 11th, 2025
Days on Market 19
Zoning MU-1 f4.5h23

Listing Details

Listing Office YMK Real Estate & Manageme



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