

\$429,000 - 403, 1731 9a Street Sw, Calgary

MLS® #A2210152

\$429,000

2 Bedroom, 2.00 Bathroom, 1,109 sqft

Residential on 0.00 Acres

Lower Mount Royal, Calgary, Alberta

Nestled in the lively heart of Lower Mount Royal, this Rockland Place condominium reveals a 2-bedroom, 2-bathroom condo that shines with warmth and elegance. Its open-concept design pulls you in with corner glazing and expansive atrium windows that pour in a ton of light, a wood-burning fireplace casting a cozy glow, and a sleek kitchen with stainless steel appliances, crisp white cabinets, and granite countertops. The spacious master bedroom, framed by French doors, offers a walk-in closet with smart built-ins and a serene 4-piece ensuite; a private retreat to unwind in. Second bedroom, a 4-piece bath and in-suite laundry/storage room complete the interior space. A stunning patio calls just outside, a peaceful spot mere steps from the vibrant buzz of 17th Avenue's shops and dining. With heated underground parking, and assigned storage, Rockland Place tops it all with a rooftop patio and revamped fitness room atop a tranquil, well-managed building with solid concrete walls. The pristine condition of this home makes it an ideal stage for both lively gatherings and quiet evenings.

Built in 1982

Essential Information

MLS® # A2210152

Price \$429,000



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,109
Acres	0.00
Year Built	1982
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	403, 1731 9a Street Sw
Subdivision	Lower Mount Royal
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 3E7

Amenities

Amenities	Elevator(s), Fitness Center, Parking, Storage
Parking Spaces	1
Parking	Assigned, Underground
# of Garages	1

Interior

Interior Features	Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Oven, Refrigerator, Washer
Heating	Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	5

Exterior

Exterior Features	Balcony
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Construction Brick, Concrete

Additional Information

Date Listed April 9th, 2025
Days on Market 6
Zoning M-C2

Listing Details

Listing Office CIR Realty

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