

# \$520,000 - 1017 18 Avenue Se, Calgary

MLS® #A2220866

**\$520,000**

2 Bedroom, 1.00 Bathroom, 732 sqft

Residential on 0.06 Acres

Ramsay, Calgary, Alberta

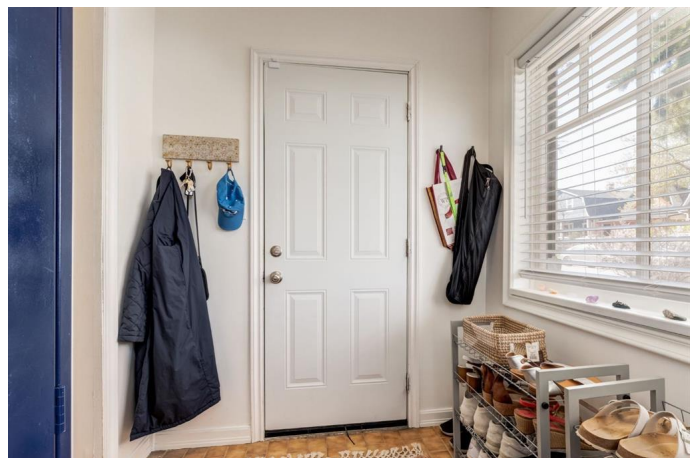
Nestled on a quiet, tree-lined street in one of Calgary's most beloved historic communities, this cozy 2-bedroom bungalow offers the perfect blend of heritage charm, modern updates, and city-side serenity.

Step through the welcoming front foyer, the ideal spot to stash your skis, bikes, or hiking gear, and into a warm, light-filled space that instantly feels like home. Updated flooring and a refreshed bathroom add modern comfort, while a new furnace and hot water tank (2020) provide peace of mind.

Whether you're sipping morning coffee on the sunny south-facing deck or tinkering away in the detached garage with room for projects and storage, every inch of this property is designed to support a thoughtful, adventure-ready lifestyle.

Out your front door, Ramsay's character and creativity come alive. Walk to locally loved restaurants, boutiques, and breweries, or explore nearby river paths, the Inglewood Bird Sanctuary, Stampede Park, and iconic Scotsman's Hill. All are within minutes. It's the kind of neighbourhood where community and quiet coexist.

Zoned RC-2, this property also opens the door to future potential, whether you dream of building up or holding onto one of the last century homes in this coveted area.



Whether you're a first-time buyer, a creative soul, or someone seeking a simpler pace close to the city's heartbeat, this special home offers more than a place to live. Itâ€™s a place to belong.

Built in 1904

**Essential Information**

MLS® #	A2220866
Price	\$520,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	732
Acres	0.06
Year Built	1904
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	1017 18 Avenue Se
Subdivision	Ramsay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G1L5

**Amenities**

Parking Spaces	1
Parking	Alley Access, Oversized, Single Garage Detached
# of Garages	1

**Interior**

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer

Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	None, Unfinished

## Exterior

Exterior Features	Garden, Private Yard, Storage
Lot Description	Back Lane, Few Trees, Front Yard, Garden, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

## Additional Information

Date Listed	May 15th, 2025
Days on Market	3
Zoning	R-CG

## Listing Details

Listing Office	Century 21 Masters
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