

# \$329,900 - 144, 315 24 Avenue Sw, Calgary

MLS® #A2228052

**\$329,900**

1 Bedroom, 2.00 Bathroom, 843 sqft

Residential on 0.00 Acres

Mission, Calgary, Alberta

Welcome to XOLO in Mission, where urban convenience meets comfort and character. This 2-storey floorplan is one of the largest in the building—and it comes with its own PRIVATE STREET ENTRANCE, offering a townhouse-style experience that's perfect for pet owners, professionals, and anyone who values privacy and accessibility. Enjoy your own PRIVATE FRONT PATIO—ideal for morning coffee, evening wine, or summer BBQs.

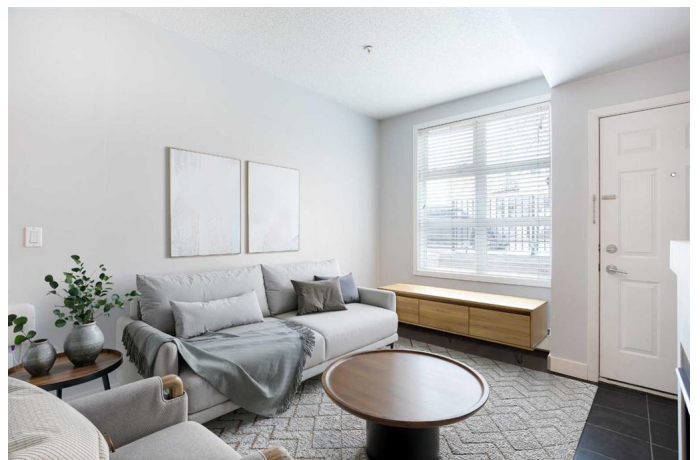
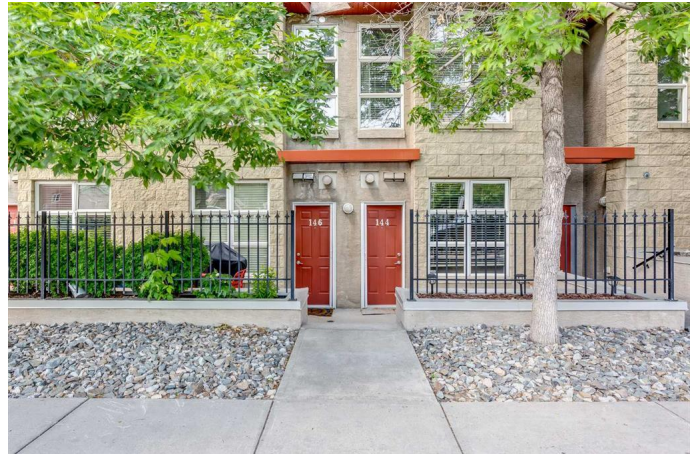
Step inside and be greeted by soaring 9-FOOT CEILINGS on both levels, rich HARDWOOD FLOORING, and a spacious, sun-filled living area anchored by a cozy gas fireplace. Whether you're hosting guests or relaxing solo, this space offers the perfect blend of warmth and openness.

The kitchen and main floor powder room have been meticulously cared for—clean, stylish, and move-in ready with potential to personalize. Upstairs, enjoy the bonus of a FLEX SPACE that's perfect for a home office, reading nook, or guest space, plus a convenient in-suite laundry room.

Retreat to your king-sized primary bedroom complete with a 4-piece ensuite and large windows for natural light.

This unit includes a TITLED underground parking stall, assigned storage locker, underground visitor parking, and is in a PET-FRIENDLY building.

Located steps from 4th Street, Elbow River



pathways, Repsol Centre, and Calgary’s top restaurants, cafes, and shops”this is inner-city living without compromise. Vacant and ready for immediate possession don’t miss this opportunity to own one of Mission’s most unique and versatile homes.

Reach out to book a private showing today!

Built in 2003

**Essential Information**

MLS® #	A2228052
Price	\$329,900
Bedrooms	1
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	843
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Active

**Community Information**

Address	144, 315 24 Avenue Sw
Subdivision	Mission
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 3E7

**Amenities**

Amenities	Elevator(s), Secured Parking, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Titled, Underground

## Interior

Interior Features	Ceiling Fan(s), High Ceilings
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

## Exterior

Exterior Features	BBQ gas line, Private Entrance
Construction	Stucco, Wood Frame

## Additional Information

Date Listed	June 4th, 2025
Days on Market	32
Zoning	M-H1

## Listing Details

Listing Office	eXp Realty
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