\$429,900 - 17, 210 86 Avenue Se, Calgary

MLS® #A2267774

\$429,900

3 Bedroom, 2.00 Bathroom, 1,238 sqft Residential on 0.00 Acres

Acadia, Calgary, Alberta

Charming End-Unit Condo in Highland Estates, Acadia. Welcome to this fantastic end-unit condo with attached garage in the sought-after Highland Estates, perfectly located in the heart of Acadia. This bright and inviting 3-bedroom, 1.5 bath home offers over 1,500 sq. ft. of living space and checks all the boxes for today's discerning buyer. Here **Spacious** are the main level highlights: kitchen flooded with natural light, ample cabinetry and counter space, and a generous eat-in area, Gleaming engineered hardwood flooring in the living room/dining room, Open-concept, bright, living and dining room, ideal for entertaining, Convenient half-bath, and access to a private patio off the living room â€"perfect for summer BBQs and morning coffee. Second Level Features: Large primary bedroom, Updated 4-piece bath with tiled surround, Two additional bedrooms, perfect for kids, guests, or a home office. Lower Level Convenience: Partially finished basement with direct access to the attached single garage, Large Laundry and utility room. Extra driveway parking for added convenience. Perks: Low condo fees of \$370/month, Walking distance to parks, playgrounds, schools, and shopping, Easy access to Macleod Trail and Heritage LRT station and Acadia Rec Centre, a community hub with tons of events and activities. Upgrades Include: Front Door Dec 2024, Windows April 2020 (except office), Kitchen upgrades 2021-2025, Upper Bathroom







December 2020, Hot Water Heater October 2020. This home offers the perfect blend of space, functionality, and location. Whether you're a first-time buyer, a growing family, or looking to downsize, this pet-friendly gem in Acadia is ready to welcome you!

Built in 1970

Essential Information

MLS® # A2267774 Price \$429,900

Bedrooms 3
Bathrooms 2.00
Full Baths 1
Half Baths 1

Square Footage 1,238 Acres 0.00 Year Built 1970

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 17, 210 86 Avenue Se

Subdivision Acadia
City Calgary
County Calgary
Province Alberta
Postal Code T2H 1N6

Amenities

Amenities Other, Playground

Parking Spaces 2

Parking Single Garage Attached

of Garages 1

Interior

Interior Features No Smoking Home

Appliances Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator,

Washer

Heating Central, Natural Gas

Cooling None
Has Basement Yes
Basement Partial

Exterior

Exterior Features Private Yard, Rain Barrel/Cistern(s)

Lot Description Backs on to Park/Green Space, Corner Lot, Fruit Trees/Shrub(s)

Roof Asphalt Shingle

Construction Brick, Concrete, Wood Siding

Foundation Poured Concrete

Additional Information

Date Listed October 31st, 2025

Days on Market 4

Zoning M-CG d44

Listing Details

Listing Office TREC The Real Estate Company

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