

\$242,900 - 1426, 7451 Falconridge Boulevard Ne, Calgary

MLS® #A2214836

\$242,900

1 Bedroom, 1.00 Bathroom, 513 sqft
Residential on 0.00 Acres

Martindale, Calgary, Alberta

Step into this exquisitely designed condo, where refinement and practical functionality blend seamlessly. Discover this rare opportunity to own a modern living space in this impeccable one-bedroom, one-bathroom contemporary unit, constructed in 2022 and newly painted. Featuring a neutral color palette, vinyl flooring, and stainless steel appliances, this residence embodies contemporary sophistication. Enjoy your own private outdoor patio, perfect for sipping morning coffee or relaxing on warm summer evenings. This unit also includes an assigned parking stall with a plug-in. Ideally situated near the YMCA Genesis Centre, FreshCo, Shoppers, Saddletowne LRT station, and numerous other amenities, convenience is literally at your doorstep. Perfect for first-time homebuyers or investors, Airbnb and rental options are available. New home warranty included. Embrace a lifestyle of comfort and accessibility in this meticulously maintained gem, boasting very low condominium fees. Schedule your viewing today!

Built in 2022

Essential Information

| | |
|----------|-----------|
| MLS® # | A2214836 |
| Price | \$242,900 |
| Bedrooms | 1 |



| | |
|----------------|---------------|
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 513 |
| Acres | 0.00 |
| Year Built | 2022 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | Townhouse |
| Status | Active |

Community Information

| | |
|-------------|-------------------------------------|
| Address | 1426, 7451 Falconridge Boulevard Ne |
| Subdivision | Martindale |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3J 0Z8 |

Amenities

| | |
|----------------|--------------------------------------|
| Amenities | Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1 |
| Parking | Stall |

Interior

| | |
|-------------------|---|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Soaking Tub |
| Appliances | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked |
| Heating | Baseboard |
| Cooling | None |
| Basement | None |

Exterior

| | |
|-------------------|--------------------------------------|
| Exterior Features | Private Entrance |
| Lot Description | See Remarks |
| Roof | Asphalt Shingle |
| Construction | Concrete, Wood Frame, Shingle Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 1st, 2025 |
| Days on Market | 8 |
| Zoning | M-C2 |

Listing Details

| | |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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