

\$349,000 - 306, 25 Richard Place Sw, Calgary

MLS® #A2247016

\$349,000

2 Bedroom, 2.00 Bathroom, 1,000 sqft

Residential on 0.00 Acres

Lincoln Park, Calgary, Alberta

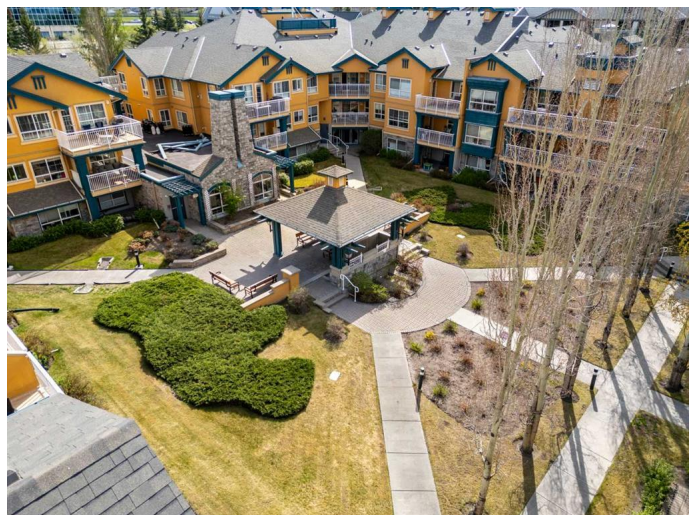
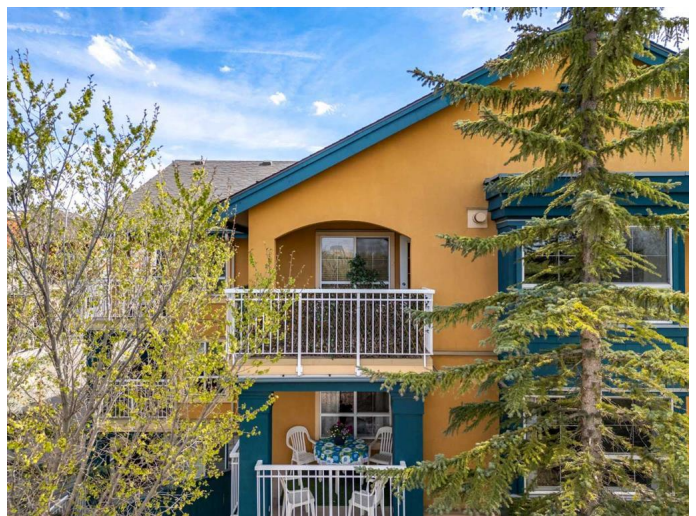
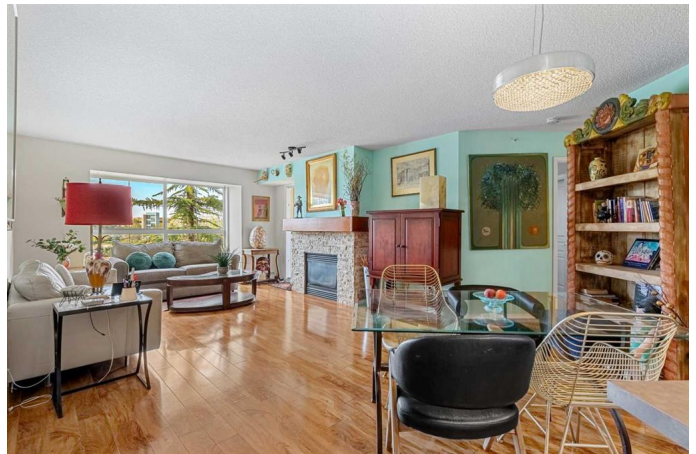
This sun-filled, top-floor corner condo in the Laurel House combines comfort, convenience, and 1,000 sq. ft. of thoughtfully designed living space—ideal for students, professionals, downsizers, or savvy investors.

Step inside to an open layout bathed in natural light, featuring laminate flooring, a cozy gas fireplace, and a covered balcony with tranquil views over the Mount Royal University grounds. The kitchen is designed for both style and function, with a breakfast bar, generous counter space, and a walk-in pantry with in-suite laundry.

The spacious primary bedroom boasts a walk-in closet and private 3-piece ensuite, with a walk-in shower while the second bedroom and full bath offer flexibility for guests, roommates, or a dedicated home office.

You™ll also enjoy heated underground parking with a secure storage locker, plus access to building amenities including a fitness centre, with brand new equipment, social/activity room, and outdoor BBQ patio and gazebo in the private courtyard—perfect for connecting with neighbours or relaxing in the sun.

Tucked in a quiet, well-managed complex, you™re just steps from MRU, transit, coffee shops, restaurants, and nearby green spaces. Whether you™re looking for a



low-maintenance lifestyle or a turn-key investment, this move-in ready home is a smart choice in Calgary’s vibrant southwest.

Built in 1999

Essential Information

MLS® #	A2247016
Price	\$349,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,000
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	306, 25 Richard Place Sw
Subdivision	Lincoln Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 7N1

Amenities

Amenities	Fitness Center, Picnic Area, Recreation Room, Secured Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Parkade, Stall, Titled, Underground

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings

Heating	Baseboard, Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	3

Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 10th, 2025
Days on Market	14
Zoning	M-C1

Listing Details

Listing Office	RE/MAX First
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