

# \$250,000 - 220, 15304 Bannister Road Se, Calgary

MLS® #A2256167

**\$250,000**

2 Bedroom, 1.00 Bathroom, 636 sqft

Residential on 0.00 Acres

Midnapore, Calgary, Alberta

Seller is willing to include all the furniture (the Brick and IKEA) and electronics (two smart TVs). Live the Lake Life Without Leaving the City!

Looking for a condo that feels more like a RETREAT? This UPGRADED and FRESHLY PAINTED 2-bedroom (or 1 Bedroom plus Den) and 1-bathroom in LAKE-ACCESS MIDNAPORE might be your perfect match.

Stay cozy all year long with luxurious IN-FLOOR radiant HEAT. The 9-FT CEILINGS and OPEN LAYOUT make the space feel big, bright, and airy. The kitchen? Loaded with cabinet space, STAINLESS STEEL APPLIANCES, and a BREAKFAST BAR perfect for pancakes or pizza night.

Enjoy a coffee or BBQ on your PRIVATE BALCONY (yes, there's a GAS HOOKUP!), and unwind with BEAUTIFUL SUNSET VIEWS in the evening. You'll love the IN-SUITE LAUNDRY with an UPGRADED WASHER/DRYER and your own TITLED HEATED OVERSIZED UNDERGROUND PARKING stall.

The building is well-managed and secure, with KEYLESS FOB ENTRY, BIKE STORAGE, WHEELCHAIR ACCESS, and SECURITY CAMERAS for added peace of mind.

Best part? LAKE MIDNAPORE ACCESS IS INCLUDED in your condo fees! That means



year-round fun like SWIMMING, PADDLEBOARDING, FISHING, FIRE PITS, PICNICS, SKATING, HOCKEY, and more. The private lake park also offers TENNIS, PICKLEBALL, and BASKETBALL COURTS, plus a SOCCER PITCH. And just steps away, FISH CREEK PARK invites you to explore miles of natural beauty.

Youâ€™re also walking distance to the C-TRAIN, ST. MARY'S UNIVERSITY, SHOPPING, RESTAURANTS, and ENTERTAINMENT, with quick access to MACLEOD TRAIL and STONEY TRAIL for easy commuting. An incredible opportunity for investors with St. Mary's University just a 10-minute walk away!

Come home to comfort, community, and a little touch of vacation, every single day. Do not miss the opportunity. Book your showing today!

Built in 2008

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2256167          |
| Price          | \$250,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 636               |
| Acres          | 0.00              |
| Year Built     | 2008              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|         |                              |
|---------|------------------------------|
| Address | 220, 15304 Bannister Road Se |
|---------|------------------------------|

|             |           |
|-------------|-----------|
| Subdivision | Midnapore |
| City        | Calgary   |
| County      | Calgary   |
| Province    | Alberta   |
| Postal Code | T2X0M8    |

## Amenities

|                |                                                                                                                                                                                                                     |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Beach Access, Elevator(s), Parking, Secured Parking, Snow Removal, Visitor Parking, Bicycle Storage, Boating, Clubhouse                                                                                             |
| Parking Spaces | 1                                                                                                                                                                                                                   |
| Parking        | Additional Parking, Covered, Garage Door Opener, Garage Faces Rear, Guest, Heated Garage, Insulated, Off Street, Oversized, Owned, Parkade, Secured, Side By Side, Stall, Titled, Underground, Electric Gate, Gated |

## Interior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, High Ceilings, No Animal Home, No Smoking Home, Soaking Tub, Storage, Vinyl Windows |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings   |
| Heating           | In Floor, Hot Water, Natural Gas                                                                       |
| Cooling           | None                                                                                                   |
| # of Stories      | 3                                                                                                      |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony, BBQ gas line, Lighting |
| Roof              | Asphalt Shingle, Membrane       |
| Construction      | Stucco, Wood Frame              |
| Foundation        | Poured Concrete                 |

## Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 11th, 2025 |
| Days on Market | 41                   |
| Zoning         | M-C2                 |

## Listing Details

|                |           |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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