

901, 330 26 Avenue SW
Calgary, Alberta

MLS # A2220425



\$719,900

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|------------------|--------------------------------------|---------------|-------------------|
| Division: | Mission | | |
| Type: | Residential/High Rise (5+ stories) | | |
| Style: | Apartment-Single Level Unit | | |
| Size: | 1,478 sq.ft. | Age: | 1977 (48 yrs old) |
| Beds: | 3 | Baths: | 2 |
| Garage: | Assigned, Heated Garage, Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|--------------------|------------------------|-------------------|----------|
| Heating: | Hot Water, Natural Gas | Water: | - |
| Floors: | Carpet, Linoleum | Sewer: | - |
| Roof: | Tar/Gravel | Condo Fee: | \$ 1,288 |
| Basement: | - | LLD: | - |
| Exterior: | Brick, Concrete | Zoning: | C-COR1 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Built-in Features | | |

Inclusions: TV Wall Mounts

Welcome to Roxboro House, a landmark building in the heart of Mission along iconic 4th Street—home to the Lilac Festival and steps from shops, cafes, river pathways, and transit. This fully renovated 3-bedroom, 2-bath condo offers stunning skyline views and a front-row seat to the Calgary Stampede fireworks. Smart home features include voice-activated lighting and in-suite laundry. The building is loaded with amenities: indoor pool, hot tub, sauna, gym, yoga space, games and hobby rooms, party room, guest suite, and a beautifully landscaped 4th-floor sundeck. Enjoy 24-hour concierge, visitor parking, and all utilities included in the condo fees—even electricity. Urban living doesn't get better than this—location, lifestyle, and luxury all in one.