

# \$239,900 - 210, 165 Manora Place Ne, Calgary

MLS® #A2224940

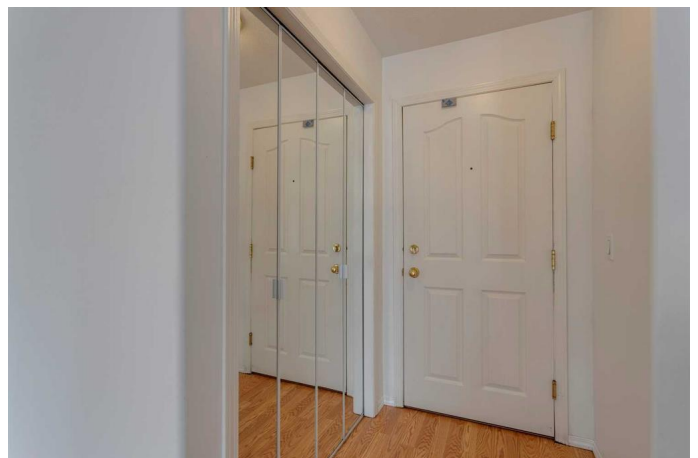
**\$239,900**

2 Bedroom, 2.00 Bathroom, 900 sqft

Residential on 0.00 Acres

Marlborough Park, Calgary, Alberta

Adult living at its best! This bright and spacious 2-bedroom, 2-bath unit in Sunrise Pointe is freshened up and move-in ready with new carpet throughout. With 900 square feet of interior space, you'll appreciate the smart layout that includes a large living area, a full-sized kitchen, in-suite laundry, generous walk-in closet, and a private balcony perfect for your morning coffee or evening unwind. Both bedrooms are generously sized, with the primary offering its own ensuite and a walk-in closet. You'll also get titled underground parking and a separate assigned storage locker for the extra things you don't need every day. This is a well-run 55+ building with a strong community feel and plenty of amenities—library, party room, exercise space, and more. The location offers unbeatable convenience. You've got nearby shops, restaurants, grocery stores, and services—all just minutes away. Easy access to main roads make getting around town simple, and there's public transit right outside the building. If you're looking for an affordable, low-maintenance lifestyle without giving up comfort or space, this one's worth a look. For more information and photos, click the links below!



Built in 2000

## Essential Information

MLS® #

A2224940

|                |                   |
|----------------|-------------------|
| Price          | \$239,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 900               |
| Acres          | 0.00              |
| Year Built     | 2000              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 210, 165 Manora Place Ne |
| Subdivision | Marlborough Park         |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T2A 7X5                  |

### Amenities

|                |                                                                                                                        |
|----------------|------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s), Fitness Center, Recreation Facilities, RV/Boat Storage, Secured Parking, Visitor Parking |
| Parking Spaces | 1                                                                                                                      |
| Parking        | Parkade, Titled                                                                                                        |
| # of Garages   | 1                                                                                                                      |

### Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Laminate Counters, No Animal Home                                  |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Baseboard                                                          |
| Cooling           | None                                                               |
| # of Stories      | 4                                                                  |

### Exterior

|                   |                   |
|-------------------|-------------------|
| Exterior Features | None              |
| Roof              | Asphalt Shingle   |
| Construction      | Brick, Wood Frame |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 4th, 2025 |
| Days on Market | 106            |
| Zoning         | M-C1 d125      |

**Listing Details**

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

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