

\$319,900 - 409, 3111 34 Avenue Nw, Calgary

MLS® #A2109638

\$319,900

1 Bedroom, 1.00 Bathroom, 601 sqft

Residential on 0.00 Acres

Varsity, Calgary, Alberta

OPEN HOUSES CANCELLED - LOCATION, LOCATION, TOP FLOOR WEST FACING unit with MOUNTAIN VIEWS. Directly across the road from the University of Calgary, a short walk to the C Train and close to the Children's and Foothills hospitals plus Market Mall! - this upgraded unit comes with titled parking and a titled storage unit and is an incredible investment. This efficient floor plan features 9 foot ceilings, spacious tiled foyer with storage, large kitchen with granite counters, custom cabinetry, all appliances including a newer fridge & microwave hood fan - plus breakfast bar for your hosting lifestyle. Open plan living space features new LVP flooring with soundproof cork underlay, and a wall of windows opening to the large west facing balcony with natural gas hook-up. King sized bedroom hosts a new Mohawk carpet upgraded underlay, a spacious walk through closet and access to the full bathroom with new washer/dryer front loading machines. Titled parking and (5' x 5') titled storage locker is included. Great unit, solid management and no leased land here! The building offers a range of amenities, including a secured entrance, 3 elevators, fitness center, party room and outdoor communal space.

Built in 2005

Essential Information



MLS® #	A2109638
Price	\$319,900
Sold Price	\$350,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	601
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	409, 3111 34 Avenue Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L 0Y2

Amenities

Amenities	Fitness Center
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), See Remarks, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony
Construction	Stucco, Wood Frame

Additional Information

Date Listed	February 23rd, 2024
Date Sold	March 1st, 2024
Days on Market	7
Zoning	M-C2
HOA Fees	0.00

Listing Details

Listing Office RE/MAX Realty Professionals

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