

\$559,000 - 410, 3130 Thirsk Street Nw, Calgary

MLS® #A2110750

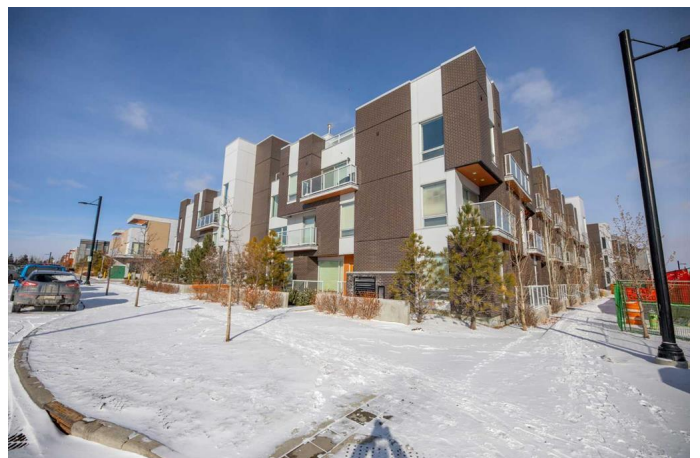
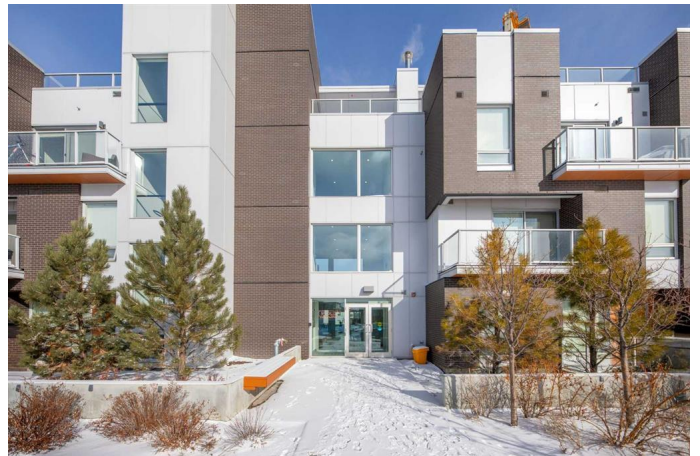
\$559,000

2 Bedroom, 3.00 Bathroom, 943 sqft

Residential on 0.00 Acres

University District, Calgary, Alberta

Welcome to the Noble, a stunning condo complex in the vibrant University District of Calgary. This beautifully appointed 2-level, 2-bedroom condo with 2 balcony decks is designed to appeal to university students, professors, doctors, and healthcare practitioners seeking a sophisticated urban lifestyle. 2 Underground Parking Stalls, 3 Storage units and Bike Storage allows for unclutter living! Upon entering, you are greeted by 9' ceilings, engineered wide vinyl plank floors, and contemporary energy-efficient light fixtures throughout. The open living and dining area seamlessly connects to a well-equipped kitchen featuring polished quartz countertops, a central island, contemporary cabinets, a full-height backsplash, and high-end designer energy-saving appliances. The unit boasts two bedrooms on the third floor with its own entrance and bathrooms adorned with high-gloss ceramic tile, quartz countertops, and under cabinet lighting. The primary bedroom offers ample closet space and a private 4-piece ensuite and balcony. Additional features include in-suite laundry, integrated wiring for in-suite technology. Enjoy the luxury of two balconies, including a massive deck with wrap-around space with sunny morning & south exposures. All this just off your kitchen and living room, providing outdoor spaces for relaxation or outdoor dining with views of the University District. That's not enough Deck Space, you are also just across the hall from a



massive roof top patio if you are in the mood to socialize! Need I remind you this condo comes with 2 titled parking stalls and includes 3 assigned storage units for added convenience. Experience the convenience of living in the University District with access to retail shops, grocery stores, recreation facilities, open spaces/parks, biking and walking trails. The University of Calgary, Foothills Hospital, Alberta Children's Hospital, and Market Mall are all close by, making this condo an ideal choice for those seeking proximity to educational and healthcare institutions. For those who work in the city centre, it is a 10-minute drive or for those outdoor enthusiasts a 25 minute bike ride to downtown along a beautiful river pathway. You are just minutes to the city limits to escape to the mountains for the weekend. This contemporary condo offers a perfect blend of style, comfort, and convenience. Its modern architecture with clean lines, large windows, and high-end finishes maximizes natural light, creating a bright and airy atmosphere. With its prime location, easy access to amenities, and meticulous design, this property is a standout choice for those looking to embrace the vibrant lifestyle of the University District in Calgary.

Built in 2018

Essential Information

MLS® #	A2110750
Price	\$559,000
Sold Price	\$539,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	943
Acres	0.00

Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Sold

Community Information

Address	410, 3130 Thirsk Street Nw
Subdivision	University District
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 6H4

Amenities

Amenities	Bicycle Storage, Elevator(s), Other, Parking, Roof Deck, Storage
Parking Spaces	2
Parking	Additional Parking, Parkade

Interior

Interior Features	Kitchen Island, Pantry, See Remarks, Soaking Tub
Appliances	Dishwasher, Electric Oven, Refrigerator, Washer/Dryer
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard
Construction	Brick, Concrete, Wood Frame

Additional Information

Date Listed	February 29th, 2024
Date Sold	March 26th, 2024
Days on Market	26
Zoning	M-2
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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