

\$399,900 - 1314, 95 Burma Star Road Sw, Calgary

MLS® #A2119593

\$399,900

2 Bedroom, 1.00 Bathroom, 709 sqft

Residential on 0.00 Acres

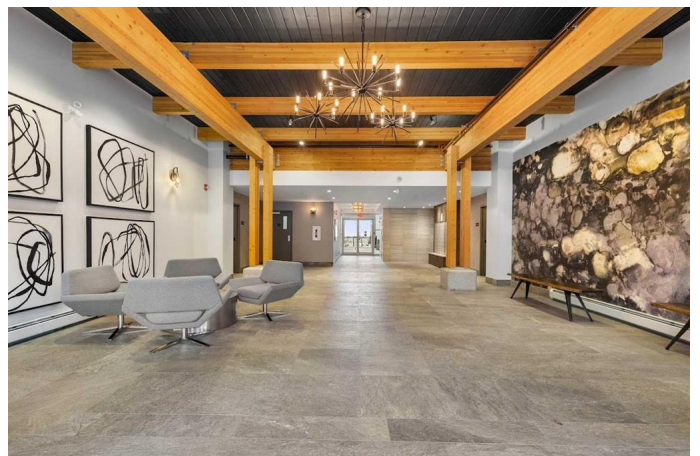
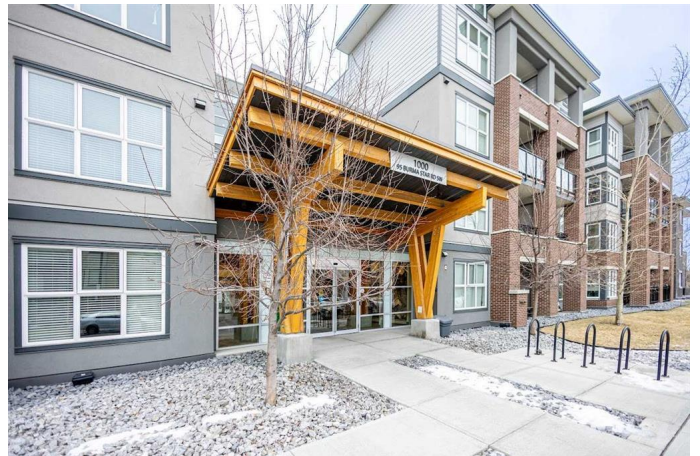
Currie Barracks, Calgary, Alberta

Immaculate, incredible modern sophisticated 2 bedroom unit on the 3rd floor! Brick and stucco exteriors provide wonderful architectural curb appeal with a private balcony and a beautifully landscaped courtyard.

This bright open-concept unit features oversized windows and 9'™ ceilings designed to maximize the dining, living, and kitchen space.

The full wall-mounted Cool King Air Conditioning with a remote control is an extra feature in the living room.

This spacious unit includes a master bedroom with a walk-in closet, a Spa-inspired bathroom with porcelain flooring tiles, ceramic wall tiles with a tub, double vanities, and an in-suite washer & dryer. Top-rated soundproofing wood plank flooring is included in the entertainment spaces, a European-inspired kitchen, a Professional stainless steel appliance package with gas stove, marble kitchen back-splash, Quartz countertop, full-size double bowl modern square stainless sinks, and LED under counter lighting are the incredible features in the kitchen. There are 26 underground visitor parking stalls, a huge bike storage room, and cage-style storage lockers in each stall with (heated underground parking). You are within walking distance to Mount Royal University and a mere, 7-minute drive to downtown and West Hills Shopping Center. Please make an appointment to view this gem now as it will not last long in this



market!

Built in 2016

Essential Information

MLS® #	A2119593
Price	\$399,900
Sold Price	\$395,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	709
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	1314, 95 Burma Star Road Sw
Subdivision	Currie Barracks
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 8A9

Amenities

Amenities	Bicycle Storage, Car Wash, Elevator(s), Secured Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Stall, Underground

Interior

Interior Features	Breakfast Bar, Closet Organizers, Double Vanity, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub, Track Lighting, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, ENERGY STAR Qualified Refrigerator, Garage Control(s), Gas Stove, Microwave Hood Fan, Wall/Window Air Conditioner,

	Washer/Dryer Stacked, Window Coverings
Heating	Baseboard, Hot Water, Natural Gas
Cooling	Wall Unit(s)
Fireplaces	Gas
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard, Lighting
Roof	Asphalt Shingle, Membrane, Rubber
Construction	Brick, Concrete, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 3rd, 2024
Date Sold	April 18th, 2024
Days on Market	15
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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