

\$359,000 - 707, 30 Brentwood Common Nw, Calgary

MLS® #A2126072

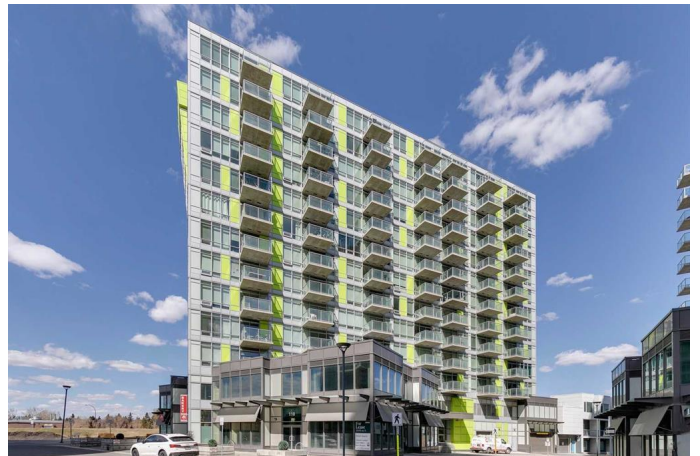
\$359,000

2 Bedroom, 1.00 Bathroom, 602 sqft

Residential on 0.00 Acres

Brentwood, Calgary, Alberta

Located within the popular University City complex, this thoughtfully designed 7th floor, CORNER 2 bdrm unit with picturesque views is sure to impress. The open concept layout emphasizes great flow & privacy as soon as you enter with an accommodating entry area greeting you before turning the corner to access the rest of the unit. The inviting kitchen has plenty to offer with shaker style cabinetry, full size stainless steel appliances, granite countertops (also in the bathroom), & integrated stacked front loading laundry to the side (w/ new washer replaced last year). Next to this, the efficient use of space provides room for a general living area that can be reconfigured depending on your needs. Nearby, the covered balcony is a sliding patio door away. Stepping into both bedrooms, be captivated by the serene unobstructed views of the rolling hills that Nose Hill Park has to offer; one of the bedrooms being at the corner even offers double sided windows for further natural light. Completing the package is the 4-pc full bathroom. Important features include; central AC, large almost floor-to ceiling windows & durable laminate flooring throughout, titled underground parking, separate storage locker, & all window blinds already done. Beyond the unit, the building offers a fitness room, meeting room, bike storage, & visitors parking while the many shops, restaurants/pubs, grocery stores, amenities, & LRT station that the Brentwood area has to offer are all a short walk away. The



close proximity to the University of Calgary, Downtown, & quick access to the mountains make the convenience of this central location tough to beat - perfect for buyers of all ages or those looking to add to their investment portfolio, so come view this desirable & very well kept condo today!

Built in 2015

Essential Information

MLS® #	A2126072
Price	\$359,000
Sold Price	\$356,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	602
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	707, 30 Brentwood Common Nw
Subdivision	Brentwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L 2L8

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Other, Parking, Secured Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Guest, Parkade, Titled, Underground

Interior

Interior Features	Elevator, Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Recreation Facilities, See Remarks, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Fan Coil
Cooling	Central Air
# of Stories	13

Exterior

Exterior Features	Balcony
Construction	Concrete, Metal Siding

Additional Information

Date Listed	May 2nd, 2024
Date Sold	May 16th, 2024
Days on Market	14
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX iRealty Innovations
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