

\$399,900 - 301, 3320 3 Avenue Nw, Calgary

MLS® #A2126185

\$399,900

1 Bedroom, 1.00 Bathroom, 650 sqft

Residential on 0.00 Acres

Parkdale, Calgary, Alberta

This immaculate like-new condo has been meticulously cared for and features 1 bedroom + den, 1 bathroom and a titled underground parking stall located in the stunning Riviera on the Bow. The bright and open space has been designed and finished to an executive level with an open concept layout that includes a gourmet kitchen with built-in appliances, a chimney hood fan, gas cooktop and granite countertops. The kitchen overlooks the main living space and is the perfect space for entertaining. The large living area has ample space for a dining area and living area and a wall of SW-facing windows allow natural light to pour through the property all day long. The large primary bedroom is complete with a custom-built Murphy bed with additional storage and the bedroom has direct access to the main 4 pc bathroom. The interior of the property is finished with a comfortable den space which makes the perfect home office area. The balcony captures optimal sunshine with its SW exposure and overlooks the Bow River and pathway system - a stunning view to have all year long. This property is complete with a titled underground parking stall to keep your vehicle warm and safe all year long as well as a large storage locker located in a locked and secured room. Building amenities include a party room, bike storage room and a beautiful design aesthetic throughout. This property is incredibly well located with quick access to downtown Calgary, hospitals,



University of Calgary, countless amenities and easy access to the mountains! Perfect for first time buyers or investors - book your private viewing today! *Virtual tour available upon request.Â

Built in 2016

Essential Information

MLS® #	A2126185
Price	\$399,900
Sold Price	\$385,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	650
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	301, 3320 3 Avenue NW
Subdivision	Parkdale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 1W3

Amenities

Amenities	Bicycle Storage, Elevator(s), Party Room, Secured Parking, Trash, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground

Interior

Interior Features	Built-in Features, No Smoking Home, Vinyl Windows
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Appliances	Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	In Floor
Cooling	Central Air
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame

Additional Information

Date Listed	April 25th, 2024
Date Sold	May 27th, 2024
Days on Market	32
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	Charles
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