

\$409,900 - 1111, 3830 Brentwood Road Nw, Calgary

MLS® #A2130515

\$409,900

2 Bedroom, 2.00 Bathroom, 636 sqft

Residential on 0.00 Acres

Brentwood, Calgary, Alberta

Welcome to the epitome of urban living in this highly sought after 2 Bedroom + 2 bathroom, WEST FACING corner unit in University City! Boasting a prime location and an attractive price point, this residence has been meticulously maintained and freshly painted. Step inside to discover an inviting haven adorned with exquisite light wood flooring and panoramic floor-to-ceiling windows that frame breathtaking UNOBSTRUCTED VIEWS of the Rocky MOUNTAINS, COP and Blakiston Park.

Modern kitchen showcasing granite counters, dark cabinetry, stainless steel appliances and a space for a full sized dining table or moveable island. Designed with convenience in mind, the intelligent floor plan ensures optimal privacy, with each bedroom featuring its own private en-suite bathroom – an ideal arrangement for students, professionals, or accommodating guests. This incredible unit also offers Air Conditioning, in-suite laundry, a TITLED underground parking stall (primary location that is secure and heated), and a large storage locker directly beside the parking stall. Residents also enjoy access to the complex's fitness room, meeting area, bike storage, and visitor parking. Perfectly positioned in a central locale, this residence offers unparalleled access to a plethora of shopping, dining, and entertainment options, as well as esteemed educational institutions including the University of Calgary and SAIT. Commuting is a breeze with easy access to the C-Train, Foothills Hospital, McMahon



Stadium, Crowchild Trail, and Trans-Canada Highway. Pet Friendly building with restrictions. You'll appreciate that this west facing balcony is a lot quieter than the other units since it is not directly overlooking crowchild trail! Don't miss this amazing opportunity!!!

Built in 2014

Essential Information

MLS® #	A2130515
Price	\$409,900
Sold Price	\$402,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	636
Acres	0.00
Year Built	2014
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	1111, 3830 Brentwood Road Nw
Subdivision	Brentwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L 2J9

Amenities

Amenities	Fitness Center, Parking, Secured Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Titled, Underground

Interior

Interior Features	Elevator, No Smoking Home, Open Floorplan, Recreation Facilities, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Fan Coil, Natural Gas
Cooling	Central Air
# of Stories	19

Exterior

Exterior Features	Balcony
Construction	Concrete

Additional Information

Date Listed	May 9th, 2024
Date Sold	May 31st, 2024
Days on Market	22
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX First
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