

\$274,900 - 134, 3111 34 Avenue Nw, Calgary

MLS® #A2130913

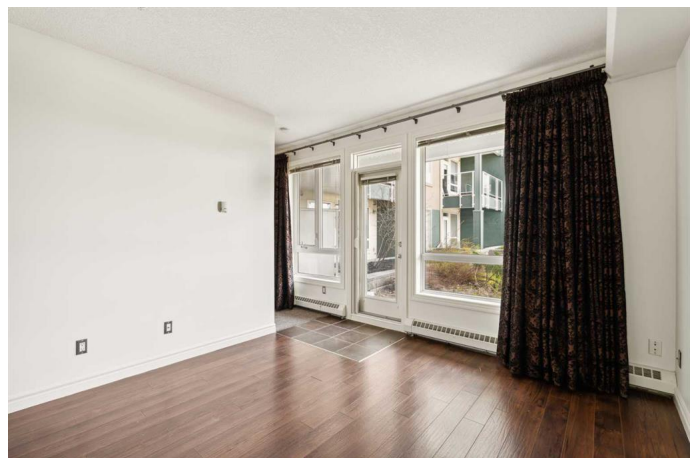
\$274,900

1 Bedroom, 1.00 Bathroom, 554 sqft

Residential on 0.00 Acres

Varsity, Calgary, Alberta

Welcome to this beautifully updated condo located in the sought-after community of Varsity that is perfect for investors, first time buyers, or students. This 1 bedroom, 1 bathroom unit features an open-concept layout with 553 square feet of living space and is located directly across from the University of Calgary. Durable laminate flooring and ceramic tile flow throughout the freshly painted unit and large windows allow natural light to flow throughout the space all day. The kitchen offers a breakfast bar for additional seating and a built-in stove and oven to maximize storage space in the updated kitchen with refinished cabinetry. The kitchen overlooks the dining and living area - making this the perfect space for entertaining friends and family. The spacious bedroom can comfortably fit a king-sized bed with additional furnishings and connects directly to the 4-piece bathroom that features refinished cabinetry, stacked laundry, and a separate door to the main living space. Completing this unit is a secure underground titled parking stall, titled storage, and a spacious patio that offers private access directly to the unit. The building offers a well-equipped gym and a beautiful communal courtyard with a barbecue to enjoy during the warmer months. Ideally situated in Varsity, this property is across from the University of Calgary campus and nearby shopping and restaurants. Access around the city and daily commuting is easy with quick access to Crowchild Trail and Highway 1. Don't miss



out on this incredible opportunity in Varsity!

Built in 2005

Essential Information

MLS® #	A2130913
Price	\$274,900
Sold Price	\$270,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	554
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	134, 3111 34 Avenue Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L 0Y2

Amenities

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

Interior

Interior Features	Breakfast Bar, Laminate Counters, No Animal Home, No Smoking Home, Separate Entrance, Storage
Appliances	Built-In Oven, Built-In Range, Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None

of Stories 4

Exterior

Exterior Features Courtyard, Private Entrance
Construction Stucco, Wood Frame

Additional Information

Date Listed May 10th, 2024
Date Sold June 13th, 2024
Days on Market 34
Zoning M-C2
HOA Fees 0.00

Listing Details

Listing Office Charles

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