

\$270,000 - 306, 3719c 49 Street Nw, Calgary

MLS® #A2192464

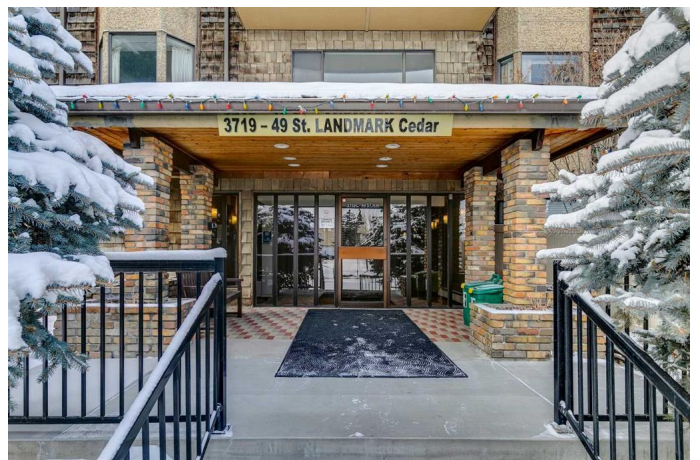
\$270,000

2 Bedroom, 1.00 Bathroom, 1,023 sqft
Residential on 0.00 Acres

Varsity, Calgary, Alberta

Discover convenience and comfort in this meticulously maintained 2-bedroom, 1-bathroom corner unit, nestled in the heart of Varsity Estates. A 1,023ft² haven, perched on the 3rd floor of a serene adult-only building, offers a blend of comfort and style with the opportunity to personalize the your space. The open-concept living space showcases a wood-burning fireplace and sliding doors leading to a wraparound deck, where mature trees provide a serene, private oasis. The sunlit kitchen boasts freshly painted cabinets, new backsplash, and a charming garden bay window, while both bedrooms feature NEW large bay windows for abundant natural light. The updated bathroom includes a quartz-topped vanity and walk-in shower, with Jack-and-Jill entrance from the primary bedroom for added convenience. This move-in ready condo comes complete with underground parking, in-unit storage, and a separate storage locker. Steps away from Market Mall and the scenic Bow River Pathway, this prime location offers easy access to shopping, dining, and outdoor recreation. With proximity to medical facilities, public transit, and major roadways, it's ideal for those seeking a low-maintenance lifestyle without compromising on comfort or convenience. Don't miss this opportunity to embrace sophisticated living in one of Calgary's most sought-after neighborhoods.

Built in 1978



Essential Information

MLS® #	A2192464
Price	\$270,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,023
Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	306, 3719c 49 Street Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 2E3

Amenities

Amenities	Elevator(s), Fitness Center, Laundry, Park, Party Room, Recreation Room, Storage, Trash
Parking Spaces	1
Parking	Assigned, Stall, Underground

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Refrigerator, Window Coverings
Heating	Baseboard, Boiler, Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	4

Exterior

Exterior Features Private Entrance, Storage
Construction Stucco, Wood Frame, Wood Siding

Additional Information

Date Listed February 7th, 2025
Days on Market 35
Zoning M-C2

Listing Details

Listing Office Real Broker

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