



## 3932 University Avenue Calgary Alberta

\$599,900

Welcome to the epitome of urban luxury living in Calgary's University District. This brand new executive condo offers the full package for those seeking comfort, style, and convenience. Step into this stunning 2 bedroom, 2 bathroom corner unit and immerse yourself in its modern charm. Boasting 850 square feet of living space, the apartment is bathed in natural light from its large expansive windows, showcasing breathtaking views of the University of Calgary campus. The highlight of this home is the massive 22'x6.5' southeast-facing corner balcony, perfect for enjoying morning coffee or evening sunsets in privacy. Inside, discover a seamless flow from the top-of-the-line kitchen with neutral cabinets, to the spacious living room area, ideal for entertaining or quiet relaxation. Vinyl plank flooring adds a touch of elegance and durability to the space. Air conditioning ensures comfort year-round, while a convenient storage locker on the same floor and secure heated underground parking add practicality to luxury. Residents also enjoy access to exclusive building amenities including a fully equipped exercise gym, an inviting owner's lounge, and an elegant front lobby that welcomes you home each day. Located in Calgary's newest and most desirable University District, every convenience is at your doorstep. Explore a vibrant community offering shopping, dining, entertainment, and more, all just steps away from your front door. Don't miss out on this exceptional opportunity to live at the heart of Calgary's most coveted neighborhood. Schedule your private tour today and experience the luxury and convenience this executive condo has to offer. (id:6769)

Other 13.17 Ft x 11.42 Ft

Living room 16.17 Ft x 11.42 Ft

Foyer 5.92 Ft x 5.25 Ft

Laundry room 4.33 Ft x 3.17 Ft

Primary Bedroom 10.42 Ft x 9.75 Ft

Bedroom 9.75 Ft x 9.50 Ft

4pc Bathroom 8.33 Ft x 5.58 Ft

3pc Bathroom 8.42 Ft x 5.17 Ft

Listing Presented By:



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RE/MAX House of Real Estate

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(CENTRAL)**

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