



3932 University Avenue Calgary Alberta

\$369,500

Experience the best of urban living in Calgary's vibrant University District! This stylish 1-bedroom, 1-bathroom condo offers modern comfort and convenience on the 3rd floor. The open-concept layout seamlessly connects the kitchen, dining, and living areas, featuring sleek cabinets, stainless steel appliances, and ample storage. The unit includes in-suite laundry with extra storage, a bright 3-piece bathroom, and elegant flooring throughout. The spacious bedroom with large windows and a walk-in closet offers a peaceful retreat. Step out onto the sunny balcony with privacy walls—perfect for relaxing or dining. Ideal for investors, this prime location is close to the University of Calgary, hospitals, Market Mall, and a wealth of amenities just steps away, including a cineplex, trendy restaurants, and more. Everyday essentials like Shoppers Drug Mart and a dental office are conveniently located on the main floor. Schedule your showing today. (id:6769)

Living room 11.42 Ft x 10.00 Ft

Primary Bedroom 11.08 Ft x 9.67 Ft

Laundry room 7.75 Ft x 3.75 Ft

3pc Bathroom .00 Ft x .00 Ft

Eat in kitchen 13.08 Ft x 9.50 Ft

Listing Presented By:



Originally Listed by:
RE/MAX Real Estate (Mountain View)

<https://tonylewis.ca/>



Real Estate Professionals Inc.

202, 5403 CROWCHILD TRAIL
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102
cm.mackenzie@shaw.ca