



GRASSROOTS
REALTY GROUP

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822, 110 18A Street NW
Calgary, Alberta

MLS # A2248700



\$364,900

Division:	West Hillhurst		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	397 sq.ft.	Age:	2025 (1 yrs old)
Beds:	1	Baths:	1
Garage:	Oversized, Titled, Underground		
Lot Size:	1.45 Acres		
Lot Feat:	-		

Heating:	Fan Coil	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 201
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Open Floorplan, Quartz Counters		

Inclusions:	N/A
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Experience the best of Kensington living in this brand-new top-floor 1 Bedroom, 1 Bathroom condo, designed with modern style and everyday convenience in mind. Perched on the 8th floor of a concrete building, this home offers both peace and prestige. South-facing windows fill the open-concept layout with natural light, while the sleek kitchen finished with quartz countertops, full-height cabinetry, and stainless steel appliances flows seamlessly into the living space. Step onto your private balcony and enjoy sweeping city views, with no one living above you. The bedroom provides a comfortable retreat alongside a contemporary four-piece bathroom. Everyday living is simplified with in-unit laundry and central air conditioning. Residents enjoy premium building amenities, including a landscaped terrace, a state-of-the-art fitness centre, and professional co-working spaces. All of this is set in the heart of Kensington, one of Calgary's most vibrant neighbourhoods. Cafés, boutique shops, acclaimed restaurants, fitness studios, and the Bow River pathways are just steps from your door.