



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**538, 110 18 A Street NW
Calgary, Alberta**

MLS # A2270511

\$449,000



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:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 209
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	MC1
Foundation:	-	Utilities:	-
Features:	Open Floorplan		
Inclusions:	none		

Welcome to Frontier by Truman Homes – an exclusive concrete-built residence ideally situated in West Hillhurst, just steps from the vibrant Kensington district, one of Calgary’s most desirable and walkable inner-city neighborhoods. This brand-new 1-bedroom, 1-bathroom corner suite on the 5th floor offers 396 sq. ft. of thoughtfully designed living space enhanced by floor-to-ceiling windows that fill the home with natural light. The open-concept layout showcases luxury vinyl plank flooring throughout, a spacious living and dining area, and a modern kitchen equipped with quartz countertops, stainless steel appliances, and a gas cooktop. The bright primary bedroom features expansive windows and generous closet space, while the contemporary 4-piece bathroom includes a quartz vanity and in-suite laundry for added convenience. Residents of Frontier enjoy premium amenities such as a state-of-the-art fitness center, co-working lounge, and a beautifully landscaped second-floor terrace. The building also offers titled underground heated parking and on-site retail, including Fresco, C+C Coffee, Crave Cupcakes, Metro Liquor, and more. With boutique shops, cafés, award-winning restaurants, and scenic Bow River pathways just steps away – plus quick access to Downtown Calgary and the LRT – this home perfectly blends comfort, convenience, and connectivity. Combining upscale finishes, intelligent design, and a prime corner location, this stunning unit is an outstanding opportunity for both homeowners and investors alike.