310, 235 9A Street NW
Calgary, Alberta

MLS # A2288503

$375,000

Division:	Sunnyside
Type:	Residential/High Rise (5+ stories)
Style:	Apartment-Single Level Unit

Size:	670 sq.ft.	**Age:**	2014 (12 yrs old)
Beds:	1	**Baths:**	1
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil	**Water:**	-
Floors:	Concrete	**Sewer:**	-
Roof:	-	**Condo Fee:**	$ 463
Basement:	-	**LLD:**	-
Exterior:	Metal Siding	**Zoning:**	DC
Foundation:	-	**Utilities:**	-

Features: Breakfast Bar, Closet Organizers, Open Floorplan, Quartz Counters, Soaking Tub, Stone Counters

Inclusions: N/A

This one-bedroom plus den condo is built for those who want space, style, and convenience in one of Calgary’s most vibrant neighbourhoods. The standout feature? A massive 300-square-foot terrace—perfect for grilling, entertaining, or just unwinding with a drink in hand. Inside, the wide, open-concept living area (almost 14 feet wide!) gives this home the feel of a bungalow in the sky. 9-foot ceilings and polished concrete floors add an industrial-chic edge, while floor-to-ceiling windows flood the space with natural light. The kitchen is built for function and style, featuring wood-grain cabinets, a built-in oven, electric cooktop, and quartz countertops. Whether you’re cooking for one or hosting a dinner party, the large dining area and breakfast bar offer plenty of seating. The primary bedroom features custom closet solutions, while the main bath is both sleek and practical with a deep soaker tub, linen storage, and the convenience of an in-suite washer/dryer. The den is a versatile flex space, big enough for both a desk and a twin bed for guests. Living in Kensington means everything is at your doorstep—Orange Theory Fitness, great coffee shops, restaurants, a grocery store, and the C-Train, all just steps away. Plus, Pixel offers a rooftop patio with stunning city views, plenty of underground visitor parking, and this home includes a secure underground stall and storage unit. If you're looking for a bold, modern space with an unbeatable location, this is it.