



**410, 3830 Brentwood Road NW
Calgary, Alberta**

MLS # A2298879



\$239,400

Division:	Brentwood		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	436 sq.ft.	Age:	2014 (12 yrs old)
Beds:	1	Baths:	1
Garage:	None		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 276
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: N/A

Unbeatable location, breathtaking views, and exceptional value! Welcome to this stylish 1 bed, 1 bath condo in the heart of University City, offering sweeping views of COP, the Rocky Mountains, and Nose Hill Park. Bright and modern, this unit features large windows, a functional open layout, and brand new vinyl wood plank flooring (2024). The spacious bedroom, full bathroom, and fully equipped kitchen make everyday living effortless, while the secure building with elevator access adds peace of mind. Just steps to the University of Calgary, SAIT, Alberta University of the Arts, transit, shopping, and dining—this is the perfect opportunity for students, professionals, or savvy investors. Don't miss your chance to own in one of Calgary's most convenient and sought-after locations—book your private showing today!