

# \$385,000 - 309, 301 10 Street Nw, Calgary

MLS® #A2228290

**\$385,000**

1 Bedroom, 1.00 Bathroom, 574 sqft

Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

Welcome to Unit #309 in the heart of Kensington. With a Walk Score that's hard to beat, you're just five minutes from Sunnyside Station, top coffee shops, and some of Calgary's best restaurants. Prefer to drive? Heated underground parking has you covered.

Inside, you'll love the chef-inspired kitchen featuring a gas range, marble countertops, and high-end appliances. The open-concept layout is filled with natural light all day long, creating an inviting space perfect for relaxing or entertaining.

As spring approaches, step out onto your private patio and take in the charm of Hillhurst's tree-lined streets.

The serene primary bedroom offers peace and privacy, with a generous walk-through closet that leads to a spa-like bathroom complete with a full shower and a deep soaker tub.

Need extra space? A versatile bonus room offers in-suite laundry and custom shelving. Plus, The building includes secure bike storage and a dedicated storage locker.

This one has it all—don't miss your chance to make it yours. Book your private showing today!

Built in 2016



## Essential Information

MLS® #	A2228290
Price	\$385,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	574
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	309, 301 10 Street Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 1V5

## Amenities

Amenities	Secured Parking, Snow Removal, Storage
Parking Spaces	1
Parking	Titled, Underground, Gated
# of Garages	1

## Interior

Interior Features	Bar, Breakfast Bar, Closet Organizers, Granite Counters, No Animal Home, No Smoking Home, Storage, Walk-In Closet(s), Elevator
Appliances	Built-In Oven, Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings, Built-In Gas Range
Heating	Fan Coil
Cooling	Central Air
# of Stories	6

## Exterior

Exterior Features	Lighting
Lot Description	Back Lane, Cleared
Roof	Rubber
Construction	Concrete, Mixed

### **Additional Information**

Date Listed	June 5th, 2025
Days on Market	74
Zoning	DC

### **Listing Details**

Listing Office	MaxWell Capital Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.