

# \$289,900 - 1306, 3830 Brentwood Road Nw, Calgary

MLS® #A2231098

## \$289,900

1 Bedroom, 1.00 Bathroom, 420 sqft

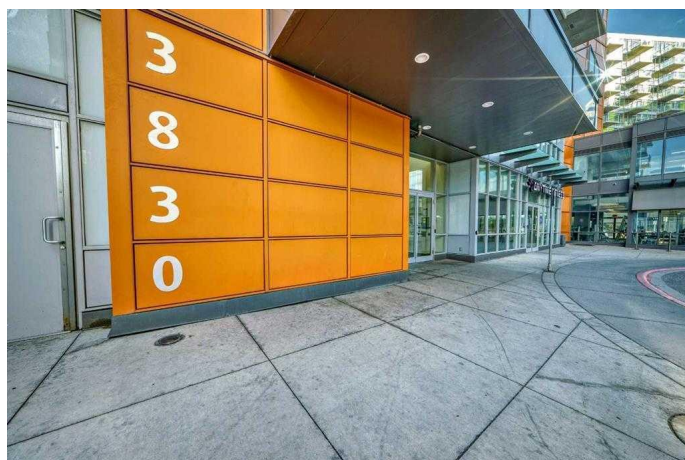
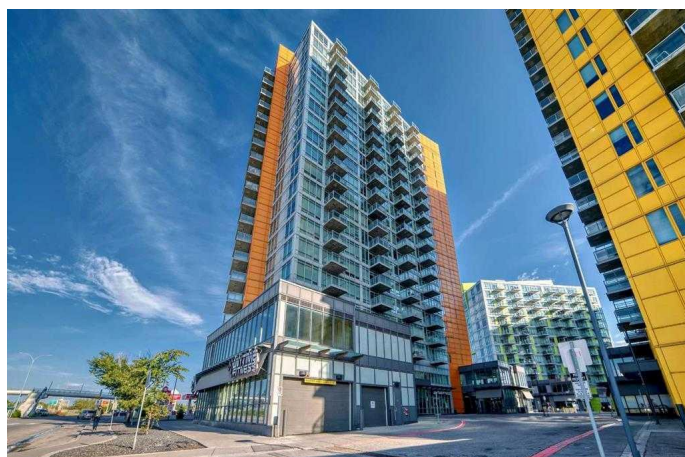
Residential on 0.00 Acres

Brentwood, Calgary, Alberta

Discover simple elegance in this beautiful 1-bedroom condo located on the 13th floor in desirable University City, Orange. This home offers breathtaking, panoramic west-facing views of the mountains through its floor-to-ceiling windows – complete with custom blinds for added discretion. Enjoy peace and quiet thanks to the noise-reduction patio doors and year-round comfort provided by central air conditioning. This unit comes fully upgraded with white cabinetry, spacious countertops, and matching white appliances, alongside a front-loading washer and dryer. The warm carpeted flooring adds a cozy feeling, while ceramic tile finishes bring a stylish contrast in the bath. Additional highlights include a titled parking stall (#284), secure storage space (#91) in the heated parkade, and plenty of visitor parking for friends and family. Residents enjoy convenient access to a range of building amenities, including bicycle storage, a meeting room, and a 24/7 fitness center. The location is truly unbeatable – just steps from Brentwood C-Train Station and a short 12-minute ride to Downtown. All your daily essentials are nearby, from Safeway, Co-op, banks, eateries, pubs, and clinics, to the University of Calgary, SAIT, Foothills/Children’s hospitals, and Market Mall.

Built in 2014

## Essential Information



|                |                   |
|----------------|-------------------|
| MLS® #         | A2231098          |
| Price          | \$289,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 420               |
| Acres          | 0.00              |
| Year Built     | 2014              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1306, 3830 Brentwood Road Nw |
| Subdivision | Brentwood                    |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2L 2J9                      |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Elevator(s), Fitness Center, Parking, Party Room, Storage |
| Parking Spaces | 1   |
| Parking        | Titled, Underground                                       |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | No Animal Home, No Smoking Home  |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Range Hood, Refrigerator, Washer/Dryer Stacked |
| Heating           | Baseboard  |
| Cooling           | Central Air  |
| # of Stories      | 19   |

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Balcony, Playground |
| Construction      | Concrete            |
| Foundation        | Poured Concrete     |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 14th, 2025 |
| Days on Market | 18              |
| Zoning         | DC              |

## Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | TrustPro Realty |
|----------------|-----------------|

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