

# \$299,900 - 214, 3932 University Avenue Nw, Calgary

MLS® #A2261547

**\$299,900**

1 Bedroom, 1.00 Bathroom, 527 sqft

Residential on 0.00 Acres

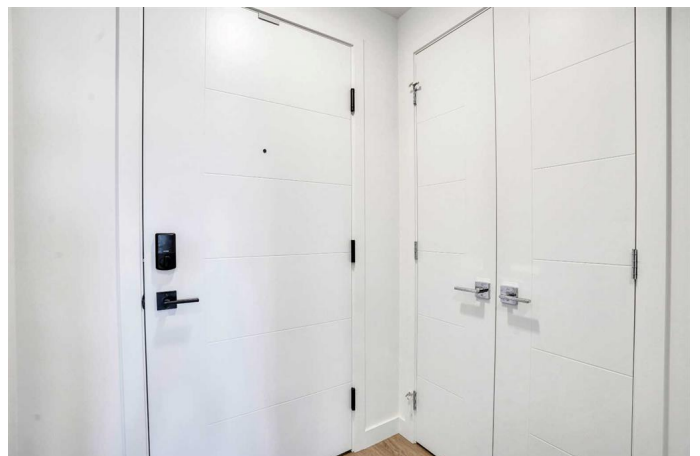
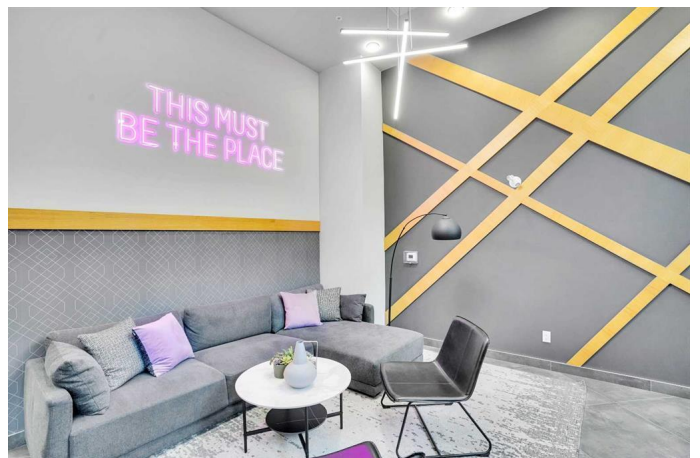
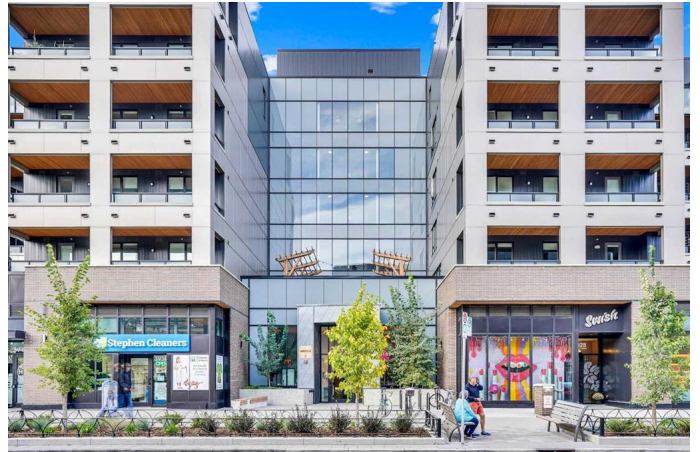
University District, Calgary, Alberta

Experience the best of urban living in Calgary's vibrant University District with this modern 1-bedroom, 1-bathroom condo. Designed for comfort and convenience, this home features an open-concept layout with sleek laminate flooring, a stylish kitchen with quartz countertops and stainless steel appliances, and a bright bedroom with a walk-in closet. The 3-piece bathroom includes a stand-up shower with a bench, while in-suite laundry and extra closet space add everyday ease.

Step outside to your spacious covered balcony, complete with a BBQ gas line—perfect for enjoying summer evenings and northern sky views. The building offers premium amenities including a fully equipped gym, owner's lounge with kitchen, meeting room, outdoor social patio, secure bike storage, and a community garden.

Living here means having everything at your doorstep: over 50 shops and restaurants including Village Ice Cream, OEB Breakfast, Cineplex, Shoppers, Save-On-Foods, banks, co-working spaces, and more. You'll be within walking distance to the University of Calgary and minutes to Alberta Children's Hospital, Foothills Hospital, Market Mall, and with quick access to Crowchild Trail and downtown.

Don't miss your chance to be part of one



of Calgary’s most desirable communities”schedule your showing today!

Built in 2024

Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2261547          |
| Price          | \$299,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 527               |
| Acres          | 0.00              |
| Year Built     | 2024              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 214, 3932 University Avenue Nw |
| Subdivision | University District            |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T3B 6P6                        |

Amenities

|           |                                                                     |
|-----------|---------------------------------------------------------------------|
| Amenities | Fitness Center, Party Room, Secured Parking, Trash, Visitor Parking |
| Parking   | None, Off Street                                                    |

Interior

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | Elevator, Quartz Counters, Walk-In Closet(s)                                                         |
| Appliances        | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | Baseboard                                                                                            |
| Cooling           | Rough-In                                                                                             |
| # of Stories      | 6                                                                                                    |

Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Balcony         |
| Construction      | Concrete, Other |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 2nd, 2025 |
| Days on Market | 23                |
| Zoning         | DC                |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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