



\$ 370,000.00

## 213 3101 34 AVENUE NW CALGARY

<https://paulbrinton.com>

Welcome to Little Varsity! Step into this LARGE, airy, EXECUTIVE two-bedroom apartment and relax! Lots of room to spread out in the almost thousand-square-foot-unit and enjoy bright natural light and ventilation from the generous windows open on three sides of the apartment. With east, south, and western exposures, these large...

- 2 beds
- 2 baths
- Apartment
- Residential
- Active

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## BASIC FACTS

**Style:** Low-Rise(1-4)

**MLS ® #:** A1160053

**Type:** Apartment

**Bedrooms:** 2

**Status:** Active

**Year built:** 2007

**Parking:** Heated Garage, Titled,  
Underground

**Post Updated:** 2021-11-23 21:30:20

**Bathrooms:** 2

**Bedrooms Above Grade:** 2

**Date added:** 11/19/21

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Conventional

## PROPERTY FEATURES

**Total Parking:** 1

**Association Amenities:**

Elevator(s),Parking,Snow  
Removal,Trash,Visitor Parking

**Exterior Features:** None

**Cooling:** None

**Interior Features:** Breakfast Bar,Ceiling  
Fan(s),No Animal Home,No Smoking  
Home,Open Floorplan,Storage

**Heating Type:** Baseboard,Hot Water

**Flooring:** Carpet,Linoleum

**Community Features:** Park,Schools  
Nearby,Playground,Sidewalks,Street  
Lights,Shopping Nearby

**District:** CAL Zone NW

**Inclusions:** NONE

**Roof Type:** Asphalt Shingle

## PROPERTY INFORMATION

**Levels:** Single Level Unit

**Zoning:** M-C2

**List Price Square Foot:** \$ 372.98

**Laundry features:** In Unit

**Transaction Type:** For Sale

**Title Land:** Fee Simple



**Photo Count:** 36

**Unit Exposure:** N

**Construction Materials:** Stucco,Wood  
Frame

**Foundation:** Poured Concrete

**Living Area SF:** 992.00

**Structure Type:** Low Rise (2-4 stories)

**Rooms Above Grade:** 5

**Unit Number:** 213

**Suite:** No

**Appliances:** Dishwasher,Dryer,Electric  
Cooktop,Electric Oven,Freezer,Microwave  
Hood Fan,Refrigerator,Washer,Water Purifier

**Subdivision Name:** Varsity

**Restrictions:** Pet Restrictions or Board  
approval Required

