

# \$299,800 - 206, 3730 50 Street Nw, Calgary

MLS® #A2248729

**\$299,800**

2 Bedroom, 1.00 Bathroom, 974 sqft

Residential on 0.00 Acres

Varsity, Calgary, Alberta

For more information, please click the "More Information" button.

Newly renovated and exceptionally spacious 2-bedroom unit featuring a private balcony overlooking a peaceful courtyard. Located in a 25+ age-restricted complex, residents enjoy great amenities including a social room on the main floor, convenient laundry facilities on every level, an assigned heated underground parking stall (#77), and a dedicated storage unit (#43). Recent renovations include a completely updated kitchen with brand-new appliances (microwave, range, and dishwasher), fresh wall and ceiling paint, new vinyl and carpet flooring, updated trim and baseboards, and modernized outlets and lighting throughout. This unbeatable location is directly across from Market Mall, offering a Safeway for groceries, a wide range of shops, dining, and professional services. You're also just minutes from transit, the University of Calgary, Foothills Hospital, and the Alberta Children's Hospital. For outdoor enthusiasts, a scenic pathway system is right outside your door, connecting you to Bowmont Park, Bow River Park Vista Point, and Dale Hodges Park. Condo fees include common area maintenance, heat, insurance, parking, professional property management, reserve fund contributions, sewer, and water—providing worry-free living in a prime location.

Built in 1978



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2248729          |
| Price          | \$299,800         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 974               |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

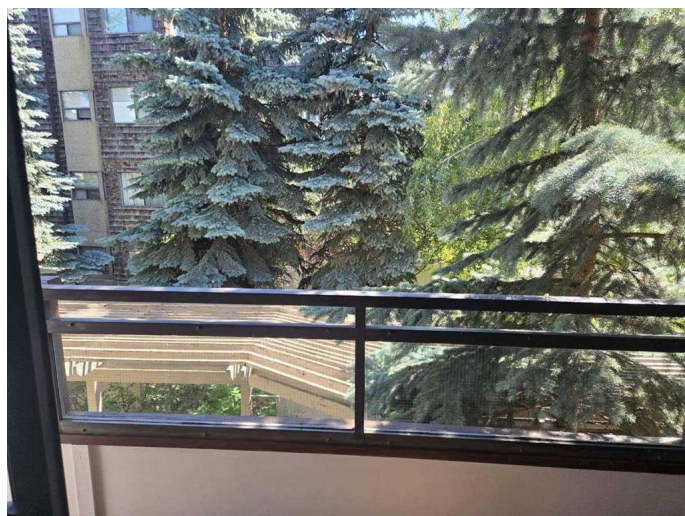
|             |                        |
|-------------|------------------------|
| Address     | 206, 3730 50 Street Nw |
| Subdivision | Varsity                |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3A 2V9                |

## Amenities

|                |                                                   |
|----------------|---------------------------------------------------|
| Amenities      | Elevator(s), Laundry, Park, Snow Removal, Storage |
| Parking Spaces | 1                                                 |
| Parking        | Underground                                       |

## Interior

|                   |                                                                                                                                    |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Chandelier, Elevator, Laminate Counters, Natural Woodwork, No Animal Home, No Smoking Home, Storage, Vinyl Windows |
| Appliances        | ENERGY STAR Qualified Dishwasher, Microwave Hood Fan, Range, Refrigerator, Window Coverings                                        |
| Heating           | Baseboard, Central, Hot Water, Natural Gas                                                                                         |
| Cooling           | None                                                                                                                               |
| Fireplace         | Yes                                                                                                                                |
| # of Fireplaces   | 1                                                                                                                                  |
| Fireplaces        | Wood Burning                                                                                                                       |



|              |   |
|--------------|---|
| # of Stories | 4 |
|--------------|---|

## Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Courtyard       |
| Roof              | Flat            |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 14th, 2025 |
| Days on Market | 64                |
| Zoning         | M-C2              |

## Listing Details

|                |                  |
|----------------|------------------|
| Listing Office | Easy List Realty |
|----------------|------------------|

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