

# \$313,000 - 335, 11 Millrise Drive Sw, Calgary

MLS® #A2253151

**\$313,000**

2 Bedroom, 2.00 Bathroom, 872 sqft  
Residential on 0.00 Acres

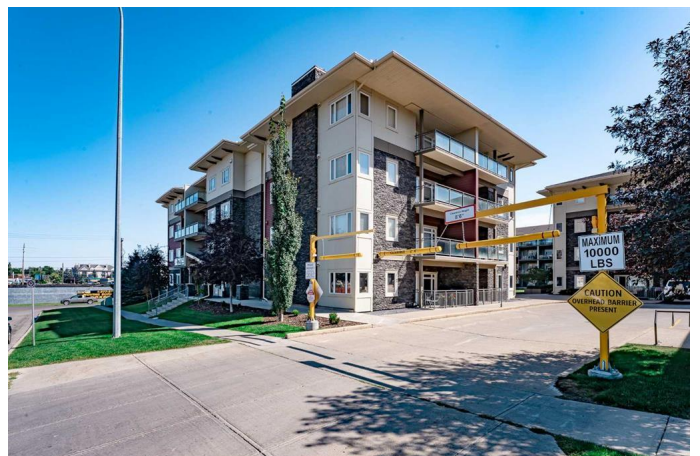
Millrise, Calgary, Alberta

Property 'sold as is, where is'

Step into this bright and spacious top-floor 2-bedroom, 2-bathroom condo, offering over 871 sq. ft. of well-designed living space. The open-concept layout highlights a modern kitchen with stainless steel appliances, abundant cabinetry, an oversized walk-in pantry, generous counter space, and a convenient breakfast bar—perfect for both cooking and entertaining. The adjacent dining area easily accommodates a mid-sized family table, while the expansive living room extends to a large west-facing covered balcony with a gas hookup, ideal for year-round barbecues and outdoor relaxation.

The primary suite features a walk-through closet leading to a private 4-piece ensuite. A second bedroom, a full 4-piece bathroom, and a spacious in-suite laundry/storage room add to the home's comfort and practicality. Additional perks include heated titled underground parking, a separate storage locker, and secure bike storage.

Condo fees cover all utilities (electricity, heat, and water), as well as access to premium amenities, including a fully equipped fitness center with lockers, a party room with kitchen, and an entertainment lounge.



Built in 2007

### Essential Information

MLS® #	A2253151
Price	\$313,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	872
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	335, 11 Millrise Drive Sw
Subdivision	Millrise
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 3V1

### Amenities

Amenities	Clubhouse, Elevator(s), Fitness Center, Party Room, Visitor Parking
Parking Spaces	1
Parking	Underground

### Interior

Interior Features	Granite Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
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Construction Concrete, Vinyl Siding

### **Additional Information**

Date Listed September 4th, 2025

Days on Market 9

Zoning DC

### **Listing Details**

Listing Office Royal LePage METRO

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