

# \$326,000 - 1403, 3830 Brentwood Road Nw, Calgary

MLS® #A2258303

**\$326,000**

2 Bedroom, 2.00 Bathroom, 602 sqft

Residential on 0.00 Acres

Brentwood, Calgary, Alberta

This 2-bedroom condo on the 14th floor of Brentwood's amenity-rich community is the perfect opportunity for investors or first-time buyers. The unit's expansive windows capture sweeping views of Nose Hill Park and the University of Calgary campus, while its unbeatable location places you just steps from the LRT station and moments from the University, Children's Hospital, major shopping centers, and key roadways. The building offers everything tenants and owners need for convenience, including underground heated parking, central air conditioning, a modern fitness facility, assigned storage, and a wide selection of restaurants and shops at street level. With strong potential and a central setting, this property makes a smart, value-driven investment.

Built in 2014

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2258303    |
| Price          | \$326,000   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 602         |
| Acres          | 0.00        |
| Year Built     | 2014        |
| Type           | Residential |



|          |                   |
|----------|-------------------|
| Sub-Type | Apartment         |
| Style    | Single Level Unit |
| Status   | Active            |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1403, 3830 Brentwood Road Nw |
| Subdivision | Brentwood                    |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2L 2J9                      |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 1           |
| Parking        | Underground |

### Interior

|                   |                |
|-------------------|----------------|
| Interior Features | Kitchen Island |
| Appliances        | See Remarks    |
| Heating           | Baseboard      |
| Cooling           | Central Air    |
| # of Stories      | 20             |

### Exterior

|                   |          |
|-------------------|----------|
| Exterior Features | Balcony  |
| Construction      | Concrete |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 18th, 2025 |
| Days on Market | 16                   |
| Zoning         | DC                   |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | PREP Realty |
|----------------|-------------|

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