

# \$389,900 - 627, 3932 University Avenue Nw, Calgary

MLS® #A2243424

**\$389,900**

1 Bedroom, 1.00 Bathroom, 503 sqft

Residential on 0.00 Acres

University District, Calgary, Alberta

Welcome to the vibrant University District! This stylish top-floor 1-bedroom, 1-bathroom condo offers a modern oasis in a youthful and energetic neighbourhood. Featuring a sleek open-concept layout, the kitchen, dining, and living areas flow seamlessly together. The kitchen is equipped with floor-to-ceiling cabinetry, stainless steel appliances, and efficient storage solutions that combine function with style. Enjoy the convenience of in-suite laundry with storage, a bright 3-piece bathroom, and warm, elegant flooring throughout. The spacious bedroom includes large windows and a walk-in closet, creating a peaceful retreat from city life. Step outside to a large, south-facing patio enclosed by black wood privacy walls and frosted glass railings—perfect for outdoor dining and relaxation.

With 10-foot ceilings and air conditioning, this top-floor unit offers added comfort and space. It also includes titled underground heated parking and a storage locker. Located steps from the University of Calgary, Alberta Children's Hospital, Foothills Hospital, and Market Mall, this condo is ideal for students, healthcare professionals, and anyone seeking a connected urban lifestyle. Enjoy access to top-tier amenities including a Cineplex, skating rink, trendy restaurants, bars, and shops—all right outside your door. Don't miss your chance to own this beautifully designed condo in one of Calgary's most dynamic communities.



Built in 2024

Essential Information

MLS® #	A2243424
Price	\$389,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	503
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	627, 3932 University Avenue Nw
Subdivision	University District
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 6P6

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	High Ceilings, Quartz Counters, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	Wall Unit(s)
# of Stories	6

Exterior

Exterior Features	Balcony, BBQ gas line
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Construction            Brick, Cement Fiber Board, Wood Frame

**Additional Information**

Date Listed            July 26th, 2025  
Days on Market        3  
Zoning                 DC

**Listing Details**

Listing Office           C-Luxury Realty Ltd.

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