

# \$1,239,000 - 205, 835 78 Street Sw, Calgary

MLS® #A2181779

**\$1,239,000**

2 Bedroom, 3.00 Bathroom, 1,405 sqft  
Residential on 0.00 Acres

West Springs, Calgary, Alberta

Welcome to one of Calgary's most sought-after new developmentsâ€™West District. This exclusive community, the last master-planned neighbourhood inside the ring road, offers unbeatable convenience and access to everything you need. Within minutes, you can grab a fresh coffee on Broadcast Avenue, enjoy dinner on a sun-soaked patio, or head downtown for an exciting night out. The stunning beauty of the mountains is also just a short drive away, and with Stoney Trail minutes from your door, traveling around the city is effortless. This top-floor condo is the only unit available in a beautifully designed concrete building that is rich with amenities. Quiet, quaint, and filled with a curated sense of community, this building offers a collection of luxurious, single-level residences. Unit 205 boasts a prime location, directly facing the award-winning Central Park, recently completed with walking paths, parks, a tranquil pond, and more.

Step into this brand-new home, complete with a warranty for peace of mind. Inside, you'll find contemporary finishes, state-of-the-art appliances, and sleek countertops throughout. The large balcony, which spans the width of the condo, offers an ideal space to relax and take in your surroundings. The unit also includes 2 titled parking stalls and 1 titled storage unit.

Located in a vibrant, growing neighbourhood, this condo offers sophisticated urban living at



its finest. Don't miss the chance to experience this exceptional space—schedule your viewing today and imagine making it your home.

Built in 2024

### Essential Information

MLS® #	A2181779
Price	\$1,239,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,405
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Active

### Community Information

Address	205, 835 78 Street Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6H6

### Amenities

Amenities	Car Wash, Elevator(s), Fitness Center, Parking, Party Room, Roof Deck, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking
Parking Spaces	2
Parking	Additional Parking, Enclosed, Garage Door Opener, Off Street, Owned, Parkade, Secured, Stall, Titled, Underground, Public Electric Vehicle Charging Station(s)

### Interior

Interior Features	Chandelier, Closet Organizers, Dry Bar, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Stone Counters, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Oven, Gas Cooktop, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Wine Refrigerator
Heating	Fan Coil
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	2

## Exterior

Exterior Features	Balcony, Lighting
Construction	Concrete
Foundation	Poured Concrete

## Additional Information

Date Listed	December 2nd, 2024
Days on Market	100
Zoning	M-G

## Listing Details

Listing Office	Real Broker
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