

# \$199,900 - 3201, 4001c 49 Street Nw, Calgary

MLS® #A2226088

**\$199,900**

2 Bedroom, 1.00 Bathroom, 901 sqft  
Single Family on 0.00 Acres

Varsity, Calgary, Alberta

Back on the market... Welcome to your dream condo! Beautifully renovated, tastefully modern, and over 900 SF of stylish, comfortable living! Located directly across from Market Mall and just minutes from the University of Calgary, the Bow River, and major transit routes, this gem puts you at the heart of everything. Step into a bright, open-concept layout featuring high-end vinyl plank flooring throughout and a striking updated gas fireplace that adds warmth and wow-factor. Enjoy sunny mornings or peaceful evenings on your spacious balcony, perfect for coffee or relaxing with a book. The gorgeous chef's kitchen is the true heart of the home, complete with brand-new stainless steel fridge & microwave, full-height cabinetry, and sleek recessed pot lighting. Both the large primary bedroom and versatile second bedroom feature new windows and plenty of space with a full 4 piece bathroom serving them, while a generously sized storage room with built-in counters and ample cabinetry keeps everything tidy and organized. As a bonus there is a central vacuum system. With an unbeatable location and modern updates from top to bottom, this condo offers comfort, style, and convenience you'll fall in love with! book your private showing today! (id:6289)

Built in 1977

## Essential Information



Listing #	A2226088
Price	\$199,900
Bedrooms	2
Bathrooms	1.00
Square Footage	901
Acres	0.00
Year Built	1977
Type	Single Family
Sub-Type	Condominium/Strata

### Community Information

Address	3201, 4001c 49 Street Nw
Subdivision	Varsity
City	Calgary
Province	Alberta
Postal Code	T3A2C9

### Amenities

Amenities	Park, Playground, Schools, Shopping
Features	See remarks, Closet Organizers, No Animal Home, No Smoking Home
Parking Spaces	1
Parking	Underground

### Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave Range Hood Combo, Window Coverings, Washer & Dryer
Heating	Baseboard heaters
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	4

### Exterior

Exterior	Brick
Construction	Wood frame

### Listing Details

Listing Office	2% Realty
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