

\$474,000 - 305, 340 Ambleton Street Nw, Calgary

MLS® #A2248756

\$474,000

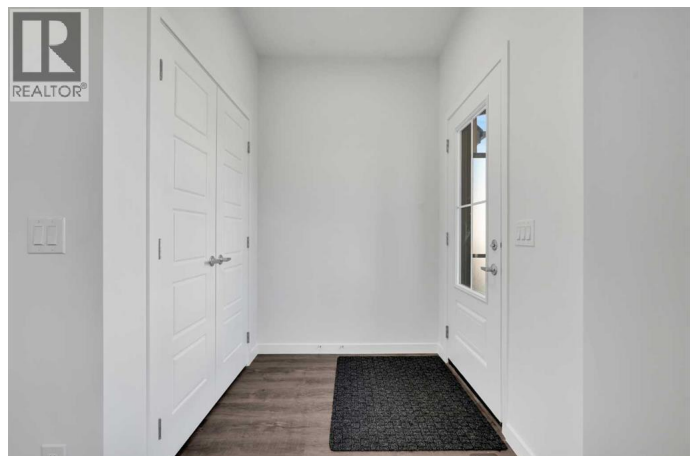
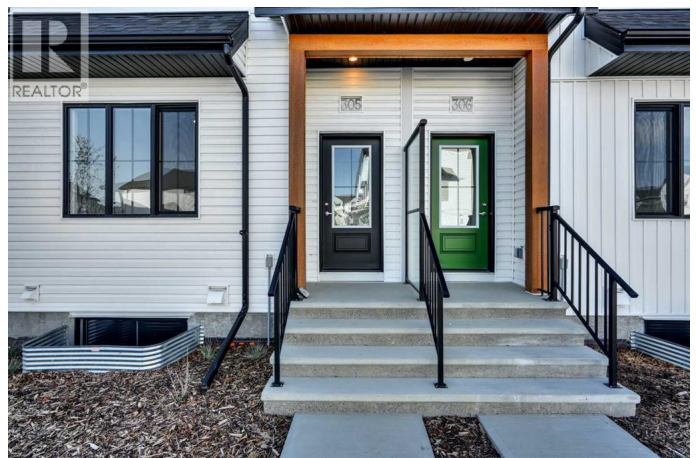
3 Bedroom, 3.00 Bathroom, 1,275 sqft

Single Family on 0.03 Acres

Moraine, Calgary, Alberta

Welcome to Ambleton – Where Convenience Meets Comfort! Ambleton is not just a neighborhood – it’s a statement of accessibility. Perfectly located near major routes such as Shaganappi Trail and Stoney Trail, commuting anywhere in the city is quick and hassle-free. You’ll love the walking-distance access to scenic parks, playgrounds, and community spaces, creating the perfect environment for families. Everyday essentials are just minutes away with No Frills, restaurants, caf  s, and medical centers close by, giving you the ideal balance of comfort and convenience. This brand-new, never-lived-in townhome offers a fresh start with 3 spacious bedrooms, 2.5 modern bathrooms, and a private back deck perfect for relaxing or entertaining. The unfinished basement provides endless possibilities for customization to suit your lifestyle. Every appliance is brand new, and the home comes with full builder’s warranty for your peace of mind. Inside, you’ll find upgraded appliances, stylish lighting, and high-quality carpeting – all in top-notch condition. Whether you’re a first-time buyer or looking for a home that’s move-in ready, this property is the perfect choice to start your next chapter. Don’t miss out on the chance to own this modern gem in one of Calgary’s most connected communities! (id:6289)

Built in 2025



Essential Information

Listing #	A2248756
Price	\$474,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,275
Acres	0.03
Year Built	2025
Type	Single Family
Sub-Type	Bare Land Condo

Community Information

Address	305, 340 Ambleton Street Nw
Subdivision	Moraine
City	Calgary
Province	Alberta
Postal Code	T3P2H5

Amenities

Amenities	Park
Features	Gas BBQ Hookup, Parking
Parking Spaces	1

Interior

Appliances	Washer, Refrigerator, Range - Electric, Dishwasher, Dryer, Microwave Range Hood Combo
Heating	Central heating
Cooling	None
# of Stories	2

Exterior

Exterior	Concrete, Vinyl siding
Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	Century 21 Bravo Realty
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Listing information last updated on October 25th, 2025 at 12:01pm PDT