

# \$419,900 - 601, 8230 Broadcast Avenue Sw, Calgary

MLS® #A2264009

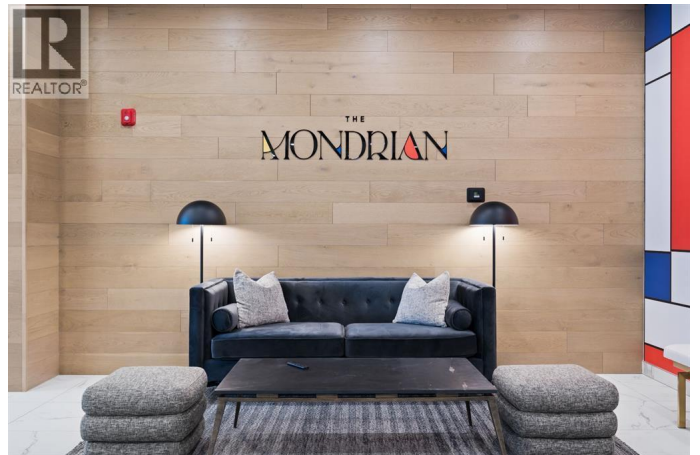
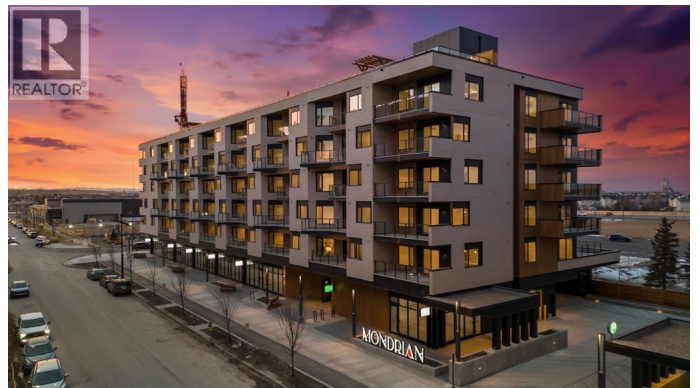
**\$419,900**

2 Bedroom, 1.00 Bathroom, 648 sqft

Single Family on 0.00 Acres

West Springs, Calgary, Alberta

Experience modern urban living in the heart of West District at Mondrian. This well-designed 2-bedroom, 1-bathroom residence offers a smart use of space, combining functionality with contemporary style—perfect for those who value convenience and a vibrant community setting. The open-concept layout connects the kitchen, dining, and living areas, creating an efficient and welcoming space. The kitchen is outfitted with premium finishes and high-end appliances, including an integrated refrigerator, gas range, and built-in microwave—bringing both elegance and ease to everyday living. While compact, both bedrooms provide flexible options for a guest room, home office, or personal retreat. The centrally located 4-piece bathroom is easily accessible from all areas of the home. Additional highlights include in-suite laundry, air conditioning, and stylish window coverings. Step out onto your private balcony—ideal for a quiet morning coffee or an evening wind-down. Residents of Mondrian enjoy exclusive access to a rooftop terrace with breathtaking views, modern seating areas, and an ideal setting for entertaining or relaxing. Located steps from boutique shops, gourmet dining, parks, and essential amenities, this home delivers everyday convenience in one of Calgary's most sought-after neighbourhoods. Titled underground parking ensures your vehicle remains secure and protected year-round. This is your opportunity to own a sleek,



low-maintenance home in West Districtâ€”discover the lifestyle that Mondrian offers today. (id:6289)

Built in 2024

Essential Information

Listing #	A2264009
Price	\$419,900
Bedrooms	2
Bathrooms	1.00
Square Footage	648
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	601, 8230 Broadcast Avenue Sw
Subdivision	West Springs
City	Calgary
Province	Alberta
Postal Code	T3H6L3

Amenities

Amenities	Schools, Shopping
Features	See remarks, Parking
Parking Spaces	1
Parking	Underground

Interior

Appliances	Refrigerator, Range - Gas, Dishwasher, Microwave, Hood Fan, Window Coverings, Washer & Dryer
Heating	Baseboard heaters
Cooling	Window air conditioner, Wall unit
# of Stories	6

Exterior

Exterior	Composite Siding, Concrete
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Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

## Listing Details

Listing Office RE/MAX First



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