315 3730 50 Street NW

Calgary | Active | MLS® A2356171

$149,900









Bedrooms	Bathrooms	Year Built	Living area
1	**1**	**1978**	**842.58 sq. ft.**

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Listed by RE/MAX First

A closer look

Welcome to Varsity, one of Calgary's most desirable and established northwest communities, where mature trees, beautiful green spaces and exceptional convenience come together. This inviting one-bedroom, one-bathroom apartment offers an affordable opportunity to own in a sought-after neighbourhood, with a thoughtfully designed layout and a location that's hard to beat. Situated in a quiet, clean and well-maintained 25+ adult building, this home offers the perfect combination of comfort, convenience and low-maintenance living.

Inside, you'll find a functional floor plan that makes excellent use of the space. The living room features a charming wood-burning fireplace and sliding glass doors leading to your private patio, nestled among the mature treetops. It's a lovely spot to enjoy your morning coffee or relax with a good book surrounded by greenery. The adjoining dining area comfortably accommodates a full-sized dining table, making it easy to entertain family and friends. The kitchen offers a practical layout with ample cabinetry and counter space, along with the flexibility to add a portable island if desired. The generously sized bedroom easily accommodates a king-sized bed and features a lovely bay window. Newer carpeting throughout and upgraded windows add to the home's comfort and appeal.

The building itself has plenty to offer, including a beautifully treed inner courtyard, providing a peaceful, park-like setting to enjoy. You'll also appreciate the convenience of your own heated underground parking stall, a separate storage locker, bike storage and complimentary laundry facilities on every floor. There are inviting common areas for socializing and recreation, including a main-floor coffee gathering room, a Scrabble and fitness room on the second floor, and a puzzle room on the fourth floor. Condo fees include heat, water and sewer.

ONE OF THE BEST FEATURES OF THIS HOME IS ITS LOCATION! Situated along a quiet, mature tree-lined street, the building is directly across from a lovely green space, with nearby walking and cycling pathways offering plenty of opportunities to enjoy the outdoors. Just across the road, Market Mall puts Safeway, shopping, restaurants, coffee shops and everyday services within easy walking distance. The vibrant University District is also nearby, offering a fantastic selection of restaurants, cafés and shops. The University of Calgary, Foothills Medical Centre and Alberta Children's Hospital are just minutes away, while convenient access to public transit, major roadways and Highway 1 west makes getting around the city or heading to the mountains easy.

Finding a home at this price point in such a desirable, established neighbourhood is an opportunity worth exploring. Enjoy the comfort of a well-cared-for building, the convenience of having everything close by and the charm of one of Calgary's most established communities. Come see for yourself what makes this Varsity property such a great find!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2356171
Bedrooms	1

Bathrooms	1
Year Built	1978
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	842.58 sq. ft.
Condo Fee:	$619.83
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Snow Removal, Trash, Water
Front Exposure:	North
Unit Exposure:	North
Floor Location:	Other
Entry Level:	3
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	4
Year built:	1978 (Age: 48)
Bedrooms:	1 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1

Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	7910087
Heating:	Baseboard
New Constr.:	No
Construction Material:	Mixed, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	No
Flooring:	Carpet, Ceramic Tile
Cooling:	None
Fireplaces:	1
Fireplace Details:	Wood Burning
Garage:	No
Parking:	Assigned, Parkade
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	Common Area
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Landmark Aspen
Community:	Varsity
Amenities:	Bicycle Storage, Community Gardens, Elevator(s), Laundry, Recreation Room, Secured Parking, Storage, Trash
Appliances:	Electric Oven, Range Hood, Refrigerator
Inclusions:	N/A

Restrictions:	Adult Living, Pets Not Allowed
Pets Allowed:	No
Main Floor	Bedroom · 18'2" × 12'6" ·
Main Floor	Dining Room · 12' × 8'10" ·
Main Floor	Kitchen · 11'6" × 7'7" ·
Main Floor	Living Room · 20'4" × 12'1" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	No Animal Home, No Smoking Home, Storage
Exterior Features:	Balcony, Courtyard, Garden, Storage
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	M-C2
Listed Date:	Nov 08, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/315-3730-50-street-nw-calgary-a2356171/

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Data was last updated November 23, 2026 at 10:05 AM (UTC)

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