317 255 Les Jardins Park SE

Calgary | Active | MLS® A2330405

$468,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2021**	**901.22 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Jayman Realty Inc.

A closer look

Great news for eligible First-Time Home Buyers - NO GST payable on this home! The Government of Canada is offering GST relief to help you get into your first home. Save $22,338.28 in tax savings on your new home purchase. Eligibility restrictions apply. For more details, visit a Jayman show home or discuss with your friendly REALTOR®. LOVE YOUR LIFESTYLE! Les Jardins by Jayman BUILT next to Quarry Park. Inspired by the grand gardens of France, you will appreciate the lush central garden of Les Jardins. Escape here to connect with Nature while you savor the colorful blooms and vegetation in this gorgeous space. Ideally situated within steps of Quarry Park, you will be more than impressed. Welcome home to 70,000 square feet of community gardens, a stunning Fitness Centre, a Dedicated dog park for your fur baby, and an outstanding OPEN FLOOR PLAN with unbelievable CORE PERFORMANCE. You are invited into a thoughtfully planned 2 Bedroom, 2 Full Bath plus expansive WEST FACING balcony with PARK VIEWS. This beautiful Condo boasts QUARTZ COUNTERS throughout, SLEEK PANELLED fridge, freezer, and dishwasher, BUILT IN hood fan, electric freestanding range with self clean, and a built in stainless steel microwave. Luxury Vinyl Plank Flooring, High End Fixtures, Smart Home Technology, A/C and your very own in suite WASHER AND DRYER. This beautiful suite offers bright bedrooms with large windows, a storage area with a hanging rack, a large Primary Suite with a walk-through closet and ensuite, a spacious dining/living area with sliding doors, an open concept layout between the kitchen, dining, and living room, and ample kitchen and bathroom counter space. STANDARD INCLUSIONS: Solar panels to power common spaces, smart home technology, air conditioning, state-of-the-art fitness center, high-end interior finishings, ample visitor parking, luxurious hallway design, forced air heating and cooling, and window coverings in bedrooms. Offering a lifestyle of easy maintenance where the exterior beauty matches the interior beauty with seamless transition. Les Jardins features central gardens, a walkable lifestyle, maintenance-free living, nature nearby, quick and convenient access, smart and sustainable, fitness at your fingertips, and quick access to Deerfoot Trail and Glenmore Trail. It is located 20 minutes from downtown, minutes from the Bow River and pathway system, and within walking distance to shopping, dining, and amenities. Schedule your appointment today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2330405
Bedrooms	2
Bathrooms	2
Year Built	2021
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:	901.22 sq. ft.
Condo Fee:	$524.00
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Gas, Heat, Insurance, Interior Maintenance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	West
Unit Exposure:	West
Floor Location:	Ground
Entry Level:	1
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	4
Year built:	2021 (Age: 5)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	2110851
Heating:	Forced Air, Natural Gas
Builder:	Jayman BUILT

New Constr.:	Yes
Construction Material:	Cement Fiber Board, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	Yes
Flooring:	Vinyl Plank
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Parkade, Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Les Jardins
Community:	Douglasdale/Glen
Amenities:	Bicycle Storage, Dog Run, Elevator(s), Fitness Center, Park, Picnic Area, Service Elevator(s), Storage, Visitor Parking
Appliances:	Dishwasher, Electric Range, Garage Control(s), Microwave, Range Hood, Washer/Dryer
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions, Yes
Main Floor	Bedroom - Primary · 12'9" × 9'11" ·
Main Floor	Living/Dining Room Combination · 18'9" × 14'2" ·
Main Floor	Bedroom · 12'9" × 9'11" ·
Main Floor	Storage · 8'4" × 4'5" ·

Main Floor	Kitchen · 10'8" × 8'8" ·
Title to Land:	Fee Simple
Community Features:	Park, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Smart Home, Walk-In Closet(s)
Exterior Features:	Balcony, BBQ gas line, Dog Run
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	M-C1
Listed Date:	Jul 17, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/317-255-les-jardins-park-se-calgary-a2330405/

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Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.