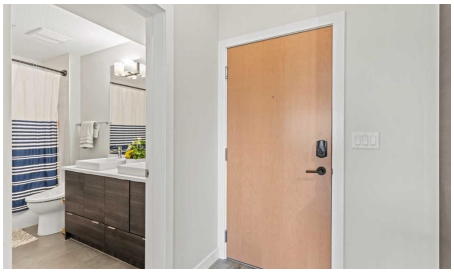
3404 95 Burma Star Road SW

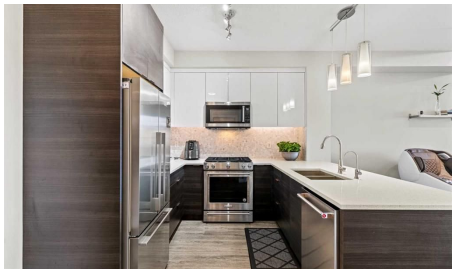
Calgary | Active | MLS® A2315846

$399,000









Bedrooms	Bathrooms	Year Built	Living area
2	**1**	**2016**	**708.71 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by eXp Realty

A closer look

Welcome to elevated living in Currie Barracks, one of Calgary's most desirable inner-city communities. This bright top-floor, end-unit 2-bedroom, 1-bath apartment offers just over 700 sq ft of thoughtfully designed space, combining modern finishes with everyday comfort in a highly walkable, well-connected location. Proudly offered by the original owner, this well-maintained home reflects true pride of ownership throughout. The open-concept layout features high ceilings, recessed lighting, and durable vinyl plank flooring, creating a clean and inviting atmosphere throughout. The kitchen is well-appointed with quartz countertops, stainless steel appliances including a gas stove, and ample cabinetry, flowing seamlessly into the spacious living area-perfect for both relaxing and entertaining. From here, step onto the large private balcony, offering an impressive outdoor extension of your living space with plenty of room to unwind. A smart split-bedroom design offers privacy, with a generous primary bedroom and a versatile second bedroom ideal for guests or a home office. Additional features include in-suite laundry, central air conditioning, and a well-maintained 5-piece bathroom. Complete with titled underground heated parking, secure building access, and elevator service, this home delivers both convenience and peace of mind. Ideally located near parks, pathways, shopping, schools, and with quick access to downtown, this is an excellent opportunity to enjoy low-maintenance living in a vibrant and growing community.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2315846
Bedrooms	2
Bathrooms	1
Year Built	2016
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:	708.71 sq. ft.
Condo Fee:	$470.28
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Parking, Professional Management, Reserve Fund Contributions, Sewer, Water
Front Exposure:	North
Unit Exposure:	North
Floor Location:	Top
Entry Level:	3
Stories Total:	4
Levels:	Single Level Unit
End Unit:	1 Common Wall, End Unit
Total Rooms Above Grade:	4
Year built:	2016 (Age: 10)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	1612567
Heating:	Forced Air
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Composite Siding, Stucco, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Roof:	Rubber

Ensuite:	No
Flooring:	Carpet, Tile, Vinyl Plank
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Heated Garage, Parkade, Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Z-name Not Listed
Community:	Currie Barracks (Calgary)
Amenities:	Elevator(s), Secured Parking, Visitor Parking
Appliances:	Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave, Refrigerator, Washer
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Bedroom · 11'9" × 9'2" ·
Main Floor	Kitchen · 13'9" × 10'6" ·
Main Floor	Living Room · 16'2" × 13'11" ·
Main Floor	Bedroom - Primary · 17'9" × 10'5" ·
Title to Land:	Fee Simple
Community Features:	Golf, Park, Playground, Pool, Schools Nearby, Shopping Nearby, Sidewalks, Walking/Bike Paths

Interior Features:	High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Track Lighting
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone W
Zoning:	DC
Listed Date:	Jun 03, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/3404-95-burma-star-road-sw-calgary-a2315846/

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