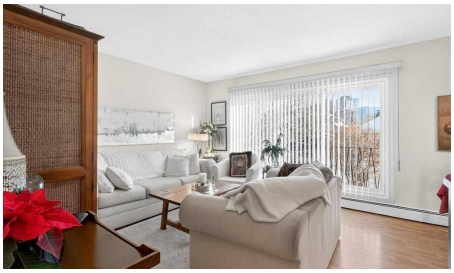
5 916 3 Avenue NW

Calgary | Active | MLS® A2343166

$179,900









Bedrooms	Bathrooms	Year Built	Living area
1	**1**	**1965**	**487.79 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Estate Professionals Inc.

A closer look

Location! Location! Bright, charming, and inviting-this one-bedroom Sunnyside condo is ready to welcome you home! Quick possession is possible. You will be impressed! Located in a small, established and pet friendly building on a quiet street,. This well-kept unit offers a comfortable and functional layout with plenty of natural light. The living room features a large patio door that fills the space with sunshine. The private balcony extends your living space to the outdoors with city and street views. The functional kitchen is conveniently positioned just off the living room and connects to a comfortable dining area, creating an open and practical space for everyday living. The generously sized bedroom offers a large wardrobe closet with excellent storage, while easy-care laminate flooring provides a clean and practical finish throughout. An assigned parking stall is included, adding everyday convenience, while the excellent location means you can easily leave the car at home. Just steps from the Sunnyside C-Train station, you'll have easy access throughout the city, including the University of Calgary and SAIT. And when it's time to get out and explore, the Bow River pathways, downtown and Kensington are all close by. Enjoy nearby cafés, restaurants, shops and boutiques, or take advantage of the incredible walkability that makes this such a popular inner-city community. Whether you're a first-time buyer, investor, or simply looking for an affordable way to enjoy Calgary's inner-city lifestyle, this bright one-bedroom condo offers an excellent opportunity in a fantastic location. An unbeatable location-come see what makes this Sunnyside condo such a great place to call home! A pleasure to show.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2343166
Bedrooms	1
Bathrooms	1
Year Built	1965
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:	487.79 sq. ft.
Main Level Finished Area:	487.79 sq. ft.
Condo Fee:	$484.22
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Professional Management, Reserve Fund Contributions, See Remarks, Sewer, Snow Removal, Water
Acreage:	No
Front Exposure:	South
Unit Exposure:	South
Floor Location:	Other
Entry Level:	2
Stories Total:	3
Levels:	Single Level Unit
End Unit:	2+ Common Walls, End Unit
Total Rooms Above Grade:	5
Year built:	1965 (Age: 61)
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:	7410572
Heating:	Baseboard
New Constr.:	No
Construction Material:	Brick, Concrete
Structure Type:	Low Rise (2-4 stories)

Ensuite:	No
Flooring:	Laminate
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Stall
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	Common Area
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Sunnyside Court
Community:	Sunnyside (Calgary)
Amenities:	Coin Laundry, Storage
Appliances:	Electric Stove, Range Hood, Refrigerator, Window Coverings
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required, Pets Allowed
Pets Allowed:	Restrictions
Main Floor	Bedroom · 10'9" × 10'3" ·
Main Floor	Dining Room · 7'2" × 5'3" ·
Main Floor	Kitchen · 8' × 5'1" ·
Main Floor	Living Room · 13'8" × 12'10" ·
Main Floor	Storage · 3'1" × 2'10" ·
Main Floor	Foyer · 6'10" × 3'1" ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby, Sidewalks

Interior Features:	No Smoking Home, See Remarks
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	M-CG d72
Listed Date:	Sep 06, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/5-916-3-avenue-nw-calgary-a2343166/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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