704 3830 Brentwood Road NW

Calgary | Active | MLS® A2350702

$283,900









Bedrooms	Bathrooms	Year Built	Living area
2	**1**	**2014**	**582.79 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX Real Estate (Mountain View)

A closer look

Discover this spacious and inviting 2-bedroom apartment on the 7th floor of the popular University City complex in Brentwood NW. Boasting one of the larger layout options, a desirable southern exposure, central air conditioning, and brand new vinyl plank flooring throughout the main living areas and bedrooms, this like-new home offers bright, comfortable living with an open-concept plan that maximizes space and flow. Enter through the stylish tiled entryway into a generous living room filled with natural light from full-height windows. Step out onto the expansive south-facing balcony for panoramic views of southwest Calgary and the scenic Nose Hill Park beyond - perfect for morning coffee or evening relaxation. The kitchen features ample cabinetry for all your storage needs, a portable island with chairs included, and a seamless connection to the dining area, making it ideal for entertaining or casual meals. The primary bedroom is a good size with a large closet for plenty of storage, while the second bedroom offers a convenient frosted glass window from the living area. A 4-piece bathroom with tile flooring completes the interior. Residents enjoy outstanding building amenities including a fitness center, meeting room, underground secure parking with your own titled parking stall with storage cage, underground visitor parking, and dedicated bicycle storage. University City is exceptionally located in northwest Calgary's Brentwood community, directly across the street from the University of Calgary main campus. Enjoy unmatched transit convenience with the Brentwood LRT Station just steps away, offering a quick C-Train ride to downtown Calgary in under 12 minutes. The building features its own ground-floor retail shops, and the community is within easy walking distance to Brentwood Village Shopping Centre with grocery stores, diverse restaurants, and everyday conveniences. Plus, the development directly borders the newly redeveloped Blakiston Park, providing immediate access to beautiful outdoor green space right at your doorstep. This is an outstanding opportunity in one of Calgary's most vibrant, well-connected northwest communities.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2350702
Bedrooms	2
Bathrooms	1
Year Built	2014
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:	582.79 sq. ft.
Condo Fee:	$505.65
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Heat, Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Trash, Water
Front Exposure:	Northwest
Unit Exposure:	Southeast
Floor Location:	Other
Entry Level:	1
Stories Total:	19
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2014 (Age: 12)
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:	1410077
Heating:	Fan Coil
New Constr.:	No
Construction Material:	Concrete, Metal Siding

Structure Type:	High Rise (5+ stories)
Ensuite:	No
Flooring:	Carpet, Tile
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Parkade, Stall, Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	University City
Community:	Brentwood
Amenities:	Bicycle Storage, Elevator(s), Fitness Center, Secured Parking, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	Portable Island & Chairs
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Living Room · 12'11" × 7'10" ·
Main Floor	Kitchen With Eating Area · 13'1" × 10'4" ·
Main Floor	Bedroom - Primary · 13' × 9'6" ·
Main Floor	Bedroom · 11'9" × 7'11" ·
Main Floor	Foyer · 9'11" × 4'4" ·
Title to Land:	Fee Simple

Community Features:	Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	No Animal Home, No Smoking Home, Wired for Data
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	DC
Listed Date:	Oct 07, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/704-3830-brentwood-road-nw-calgary-a2350702/

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