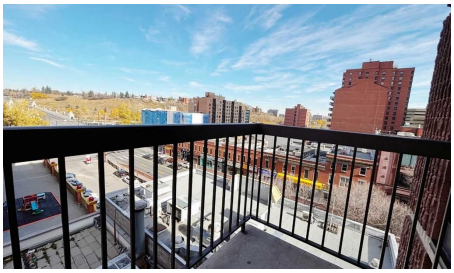
706 108 3 Avenue SW

Calgary | Active | MLS® A2354132

$115,000









Bedrooms	Bathrooms	Year Built	Living area
1	**1**	**1977**	**358 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by URBAN-REALTY.ca

A closer look

Perfect for First-Time Homebuyers or Investors!Condo fees include water, heat, and electricity. Why pay rent when you can own an affordable apartment or invest in a property with rental income potential? Located in a consistently competitive rental market, this studio unit is an excellent opportunity for both homeowners and investors. Situated on the 7th floor of 5 Harvest Plaza in the heart of Chinatown, this unit features laminate flooring, a combined living and sleeping area, and a patio door leading to the balcony. The functional kitchen offers a spacious adjacent storage room, while the unit also includes a full 4-piece bathroom. Enjoy the convenience of living in a vibrant, densely populated neighbourhood surrounded by restaurants, bars, and convenience stores. Even during Calgary's cold winter months, you can easily access downtown offices and the city centre on foot via the +15 Skywalk system. Affordable, convenient, and full of potential - an excellent opportunity to own in a sought-after downtown location!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2354132
Bedrooms	1
Bathrooms	1
Year Built	1977
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:	358 sq. ft.
Main Level Finished Area:	358 sq. ft.
Condo Fee:	$428.00

Condo Fee Includes:	Electricity, Heat, Insurance, Interior Maintenance, Professional Management, Reserve Fund Contributions, Water
Front Exposure:	North
Unit Exposure:	North
Floor Location:	Ground
Entry Level:	1
Stories Total:	12
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	3
Year built:	1977 (Age: 49)
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:	9311533
Heating:	Forced Air
New Constr.:	No
Construction Material:	Concrete, See Remarks, Stucco
Structure Type:	High Rise (5+ stories)
Roof:	Clay Tile
Ensuite:	No
Flooring:	Ceramic Tile
Cooling:	None

Fireplaces:	0
Garage:	No
Parking:	None
Parking Places:	0
Parking Total/Covered:	0 / -
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Z-name Not Listed
Community:	Chinatown
Amenities:	Elevator(s), Laundry
Appliances:	Electric Stove, Refrigerator
Inclusions:	N/A
Restrictions:	Board Approval
Pets Allowed:	Restrictions
Main Floor	Bedroom · 15'9" × 10'3" ·
Main Floor	Kitchen · 6'6" × 6'4" ·
Main Floor	Dining Room · 6'10" × 6'6" ·
Main Floor	Storage · 5'2" × 4'7" ·
Main Floor	Balcony · 9'8" × 4'8" ·
Title to Land:	Fee Simple
Community Features:	Shopping Nearby, Walking/Bike Paths
Interior Features:	See Remarks
Exterior Features:	Playground
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary

Zone:	CAL Zone CC
Zoning:	Direct Control (DC)
Listed Date:	Oct 22, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/706-108-3-avenue-sw-calgary-a2354132/

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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.