\$649,900 - 2401, 95 Burma Star Road Sw, Calgary

MLS® #A2230844

\$649,900

3 Bedroom, 4.00 Bathroom, 1,334 sqft Residential on 0.00 Acres

Currie Barracks, Calgary, Alberta

Welcome to your new home in the heart of the vibrant Currie Barracks community - where thoughtful design, comfort, and lifestyle come together beautifully. This rare walkout townhome offers so much more than meets the eye, starting with its charming curb appeal and gated front patio that opens to a quiet, private courtyard - perfect for morning coffee or an evening glass of wine. Step inside and you'II immediately notice the bright and open layout, anchored by a sleek, European-inspired kitchen. With modern cabinetry, elegant marble tile backsplash, LED under-cabinet lighting, and premium stainless steel appliances including a gas stove, it's a dream for anyone who loves to cook or entertain. The sun-soaked living area enjoys a warm southeast exposure and opens onto your own balcony - an ideal spot for relaxing, barbecuing, or simply enjoying some fresh air. Upstairs, you'II find three comfortable bedrooms, including a spacious primary suite with a private ensuite featuring dual vanities. The laundry is also conveniently located on this level, making everyday living a breeze. Downstairs, the fully finished walkout basement adds incredible flexibility. A convenient kitchenette and a large recreation/family room create the perfect hangout space for guests, teens, or movie nights. Additional perks include two titled underground parking stalls, secure storage lockers, and air conditioning for year-round comfort. Best of all, your condo fees include







heat and water, adding even more value.

Located just minutes from Mount Royal

University, and within easy reach of local
shops, restaurants, parks, and transit, this
home offers the perfect balance of quiet living
and city convenience. Come experience the
unique charm of Currie Barracks and see why
this townhome is truly one of a kind. Book your
showing today!

Built in 2015

Essential Information

MLS® # A2230844 Price \$649,900

Bedrooms 3

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,334 Acres 0.00

Year Built 2015

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey

Status Active

Community Information

Address 2401, 95 Burma Star Road Sw

Subdivision Currie Barracks

City Calgary
County Calgary
Province Alberta
Postal Code T3E 8A9

Amenities

Amenities Bicycle Storage, Car Wash, Community Gardens, Elevator(s), Park,

Parking, Snow Removal, Storage, Trash, Visitor Parking

Parking Spaces 2

Parking Underground

Interior

Interior Features Kitchen Island, No Smoking Home, Quartz Counters, Walk-In Closet(s) Appliances

Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator,

Washer, Window Coverings

Heating Forced Air Cooling Central Air

Has Basement Yes

Finished, Full, Walk-Out Basement

Exterior

Exterior Features None

See Remarks Lot Description

Roof Membrane

Construction Brick, Stucco, Wood Frame

Foundation **Poured Concrete**

Additional Information

Date Listed June 14th, 2025

Days on Market 88 DC Zoning

Listing Details

Listing Office Royal LePage Solutions

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