

# \$349,900 - 106, 1629 38 Street Sw, Calgary

MLS® #A2231094

**\$349,900**

2 Bedroom, 2.00 Bathroom, 819 sqft

Residential on 0.00 Acres

Rosscarrock, Calgary, Alberta

## CONCRETE AND STEEL FRAME

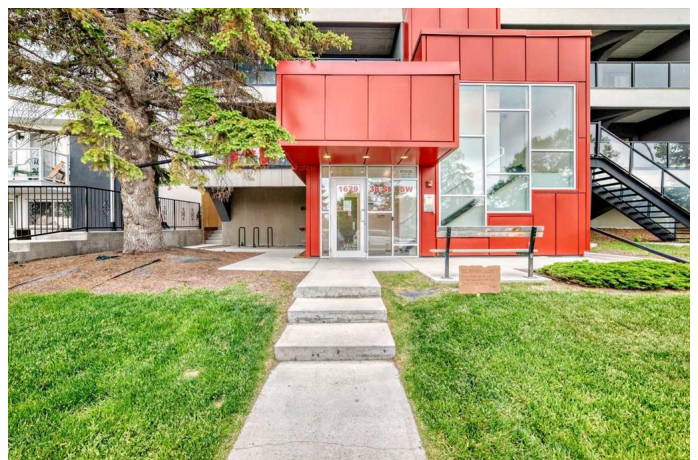
CONSTRUCTION offering superior noise reduction, reduced insurance costs, and exceptional durability. The building features high-efficiency boilers and HRV systems, with geothermal heating and cooling throughout. Equipped with Cat 5(e) wiring for advanced data and phone connectivity. This spacious 2-bedroom, 2-bathroom unit includes a den, in-suite laundry, and a titled underground parking stall. Designed with modern finishes, the interior boasts wide plank laminate flooring, bright polished white quartz countertops, and premium European-designed Fisher & Paykel appliances, including a dishwasher, induction cooktop, and convection microwave/hood fan combo. Stackable Whirlpool laundry machines are included, and the refrigerator is equipped with a microprocessor that monitors usage to extend food freshness. The primary suite features a walk-in closet and a full ensuite. Ideally located just steps from the C-Train station, shopping, and minutes from Westhills and downtown. Currently tenant occupied on a month-to-month basisâ€”24 hours' notice required for showings.

Built in 2017

## Essential Information

MLS® # A2231094

Price \$349,900



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 819               |
| Acres          | 0.00              |
| Year Built     | 2017              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 106, 1629 38 Street Sw |
| Subdivision | Rosscarrock            |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3C 1T8                |

### **Amenities**

|                |                    |
|----------------|--------------------|
| Amenities      | Snow Removal       |
| Parking Spaces | 1                  |
| Parking        | Stall, Underground |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Breakfast Bar, Open Floorplan, See Remarks, Walk-In Closet(s)                       |
| Appliances        | Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Microwave, Refrigerator, Washer |
| Heating           | Geothermal  |
| Cooling           | Central Air   |
| # of Stories      | 3   |

### **Exterior**

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | Balcony                       |
| Construction      | Concrete, Stucco, Metal Frame |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 83              |

Zoning

M-C1

## **Listing Details**

Listing Office

RE/MAX Realty Professionals

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