

\$305,000 - 4110, 385 Patterson Hill Sw, Calgary

MLS® #A2240979

\$305,000

2 Bedroom, 1.00 Bathroom, 848 sqft

Residential on 0.00 Acres

Patterson, Calgary, Alberta

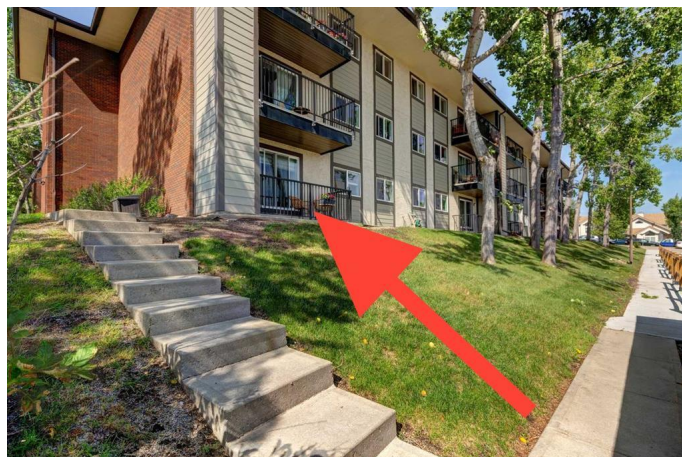
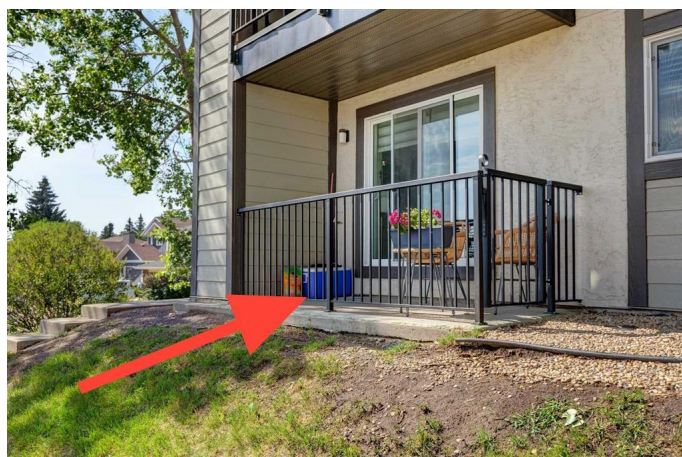
Welcome to Patterson â€“ Where Convenience Meets Comfort!
RARE PET FRIENDLY; NO RESTRICTIONS(pet registration), EAST FACING, NICE VIEW, above ground MAIN FLOOR END UNIT, WELL MANAGED BUILDING,RENOVATED, what else could you request?. Located in the highly desirable SW community of Patterson, this STYLISHLY renovated 2-bedroom, 1 bath, ground-level corner end unit offers low-maintenance living just minutes from downtown and the mountains. Featuring vinyl plank floors, updated appliances, quartz countertops, and freshly painted. This condominium combines modern finishes with rare touches like a cozy wood-burning fireplace. Enjoy in-suite laundry & storage, a private patio with parking directly in front. Condominium fees include heat, water & sewer for added value. There is a proactive and financially sound condo board. Set on a quiet street with lovely views, this unit offers easy access to transit, shopping, restaurants, walking/bike paths, and major routes including Stoney Trail. With a large primary closet and exceptional location, this is your chance to stop renting and start owning!

Built in 1988

Essential Information

MLS® # A2240979

Price \$305,000



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	848
Acres	0.00
Year Built	1988
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	4110, 385 Patterson Hill Sw
Subdivision	Patterson
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 2P3

Amenities

Amenities	None
Parking Spaces	1
Parking	Stall

Interior

Interior Features	Built-in Features, No Smoking Home, Quartz Counters, Storage
Appliances	Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer
Heating	Baseboard, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
# of Stories	3

Exterior

Exterior Features	Balcony
Construction	Brick, Wood Frame, Wood Siding

Additional Information

Date Listed	July 18th, 2025
Days on Market	60
Zoning	M-C1 d76

Listing Details

Listing Office	Coldwell Banker Mountain Central
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