

# \$550,000 - 707, 1110 3 Avenue Nw, Calgary

MLS® #A2241849

**\$550,000**

2 Bedroom, 2.00 Bathroom, 857 sqft

Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

Welcome to your new home in the St. John's building located in the heart of one of Calgary's most vibrant inner-city communities. This two-bedroom, two-bathroom condo offers comfort, style, and an unbeatable location that makes everyday living incredibly convenient. Enjoy the ease of condo life with two private balconies, perfect for morning coffee or winding down in the evening. The unit is bright and functional, with thoughtful design and great flow throughout. The building is secured and well-maintained, featuring titled underground heated parking, secure entry, and additional guest parking—everything you need for peace of mind and day-to-day convenience. Step outside and you're directly across the street from grocery shopping and the Sunnyside C-Train station. You're also just a short walk to the Bow River pathways, Riley Park, and endless options for restaurants, bars, and boutique shops in Kensington. With easy access to SAIT, the University of Calgary, downtown, and several nearby parks and playgrounds, this is the ideal home for professionals, students, or young families who want to live in the heart of it all. Don't miss your chance to own in one of Calgary's most walkable and connected communities.

Built in 2014

## Essential Information



|                |                   |
|----------------|-------------------|
| MLS® #         | A2241849          |
| Price          | \$550,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 857               |
| Acres          | 0.00              |
| Year Built     | 2014              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 707, 1110 3 Avenue Nw |
| Subdivision | Hillhurst             |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2N 4J3               |

### Amenities

|                |                                                        |
|----------------|--------------------------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s), Parking, Visitor Parking |
| Parking Spaces | 1                                                      |
| Parking        | Stall, Titled, Underground                             |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, No Smoking Home, Walk-In Closet(s)                                          |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                    |
| Cooling           | Central Air                                                                                   |
| # of Stories      | 8                                                                                             |

### Exterior

|                   |                         |
|-------------------|-------------------------|
| Exterior Features | Balcony                 |
| Construction      | Brick, Concrete, Stucco |

### Additional Information

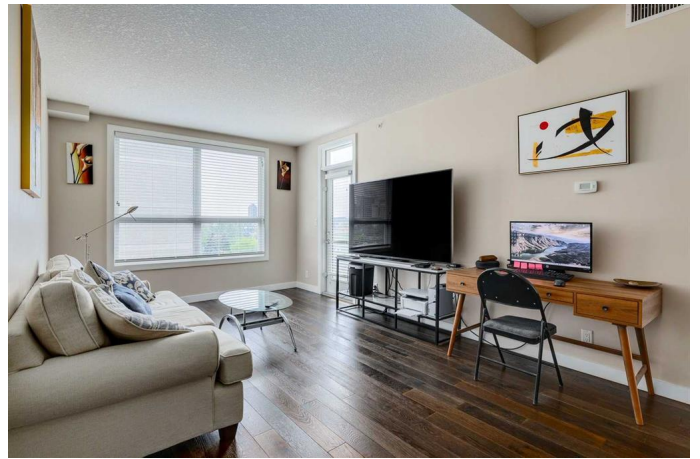
Date Listed July 22nd, 2025

Days on Market 4

Zoning DC

## Listing Details

Listing Office RE/MAX House of Real Estate



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