

# \$214,900 - 1301, 4001a 49 Street Nw, Calgary

MLS® #A2221239

**\$214,900**

2 Bedroom, 1.00 Bathroom, 812 sqft

Residential on 0.00 Acres

Varsity, Calgary, Alberta

Welcome to Varsity Villas, where modern updates and a prime location come together in this beautifully renovated top-floor two-bedroom condo. Offering over 800 sqft of stylish living space, this home is move-in ready with fresh paint, brand-new carpet, and thoughtful upgrades throughout. The kitchen has been transformed with modern cabinets, sleek stone countertops, and plenty of room to entertain around the dining area. The spacious bedrooms easily fit queen-sized beds with extra storage options, while the updated bathroom features a brand-new stone vanity for a polished finish. Enjoy the convenience of ensuite laundry and assigned parking, with underground parking available via a waitlist—once secured, you™ll never lose the privilege. While this condo comes with an age restriction and a no-pet policy, it™s perfect for those seeking a quiet, well-maintained community in Varsity. Don™t miss your chance to own this stunning unit—book your private viewing today!

Built in 1976

## Essential Information

MLS® #	A2221239
Price	\$214,900
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	812
Acres	0.00
Year Built	1976
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	1301, 4001a 49 Street Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 2C9

### **Amenities**

Amenities	Elevator(s), Parking
Parking Spaces	1
Parking	Stall, Parkade

### **Interior**

Interior Features	No Animal Home, No Smoking Home
Appliances	Dryer, Electric Stove, Refrigerator, Washer
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	3

### **Exterior**

Exterior Features	Courtyard
Construction	Brick, Wood Frame, Concrete

### **Additional Information**

Date Listed	May 14th, 2025
Days on Market	53

Zoning

M-C2

Listing Details

Listing Office

Real Broker

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