

# \$320,000 - 311, 30 Brentwood Common Nw, Calgary

MLS® #A2212410

**\$320,000**

2 Bedroom, 1.00 Bathroom, 520 sqft

Residential on 0.00 Acres

Brentwood, Calgary, Alberta

Welcome to this beautifully designed 2-bedroom, 2-bathroom condo nestled in the vibrant University City complex in Brentwood. Whether you're a first-time buyer, student, or investor, this thoughtfully laid-out unit offers unbeatable value in one of Calgary's most convenient and connected neighbourhoods. Boasting a smart and functional 520 sq ft floor plan, this home makes the most of every inch. Floor-to-ceiling windows flood the space with natural light and offer tranquil views of the adjacent green space, an unexpected bonus that adds privacy and serenity to condo living. Inside, the open-concept layout features durable laminate plank flooring, white cabinetry, and clean, modern finishes throughout. The bright kitchen flows seamlessly into the living and dining area, creating an ideal space for both everyday living and entertaining. The two bedrooms are comfortably sized, and with a full 4-piece bathroom, the layout is both practical and streamlined for everyday living. Enjoy your morning coffee or evening wind-down on the private balcony, where the lush green space becomes your backdrop. This secure, well-managed building includes amenities such as a fitness centre, heated underground parking, storage locker, bike storage, and 24-hour security for peace of mind. With the Brentwood LRT station, University of Calgary, grocery stores, restaurants, and countless amenities just steps away, this is urban convenience at its best. Whether you're



looking to invest, downsize, or break into the market, this bright and efficient condo offers the lifestyle, and location, youâ€™ve been searching for. Donâ€™t miss your chance to own in University City. Book your showing today!

Built in 2015

**Essential Information**

MLS® #	A2212410
Price	\$320,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	520
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	311, 30 Brentwood Common Nw
Subdivision	Brentwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L 2L8

**Amenities**

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Parking, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

**Interior**

Interior Features	High Ceilings, Laminate Counters
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Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Fan Coil
Cooling	Central Air
# of Stories	13

## Exterior

Exterior Features	None
Construction	Concrete, Metal Siding

## Additional Information

Date Listed	May 13th, 2025
Days on Market	6
Zoning	DC

## Listing Details

Listing Office	Royal LePage Benchmark
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