

# \$399,900 - 1312, 10 Brentwood Common Nw, Calgary

MLS® #A2241461

**\$399,900**

2 Bedroom, 2.00 Bathroom, 819 sqft

Residential on 0.00 Acres

Brentwood, Calgary, Alberta

Welcome to the crown jewel of University City â€” a stunning PENTHOUSE CORNER UNIT that effortlessly blends style, comfort, and convenience. As one of the largest and most desirable layouts in the complex, this bright and spacious 2-bedroom, 2-bathroom suite boasts panoramic mountain and city views from wrap-around floor-to-ceiling windows. The open-concept design showcases a sleek modern kitchen complete with granite countertops, stainless steel appliances, and ample cabinetry, flowing seamlessly into the sun-soaked living and dining areas â€” perfect for entertaining or unwinding while watching the sunset. The split-bedroom layout ensures privacy, with a generous primary suite featuring a 4-piece ensuite, and a second bedroom ideal as a guest room, office, or flex space. Additional highlights include in-suite laundry, Central Air Conditioning, custom blinds, upgraded laminate flooring throughout, a large west-facing balcony, titled underground parking, and an assigned storage unit. Residents enjoy access to a fitness centre, extensive bike storage, and unbeatable proximity to Brentwood C-Train Station, the University of Calgary, Foothills and Children's Hospitals, restaurants, shops, and all major commuter routes. This pristine top-floor retreat is a rare offeringâ€”ideal for homeowners and investors alike. Quick possession availableâ€”book your showing today!

Built in 2015



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2241461    |
| Price          | \$399,900   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 819         |
| Acres          | 0.00        |
| Year Built     | 2015        |
| Type           | Residential |
| Sub-Type       | Apartment   |
| Style          | Penthouse   |
| Status         | Active      |

## Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1312, 10 Brentwood Common Nw |
| Subdivision | Brentwood                    |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2L 2L6                      |

## Amenities

|                |                                                                                     |
|----------------|-------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Parking, Snow Removal, Storage, Trash, Visitor Parking |
| Parking Spaces | 1                                                                                   |
| Parking        | Underground                                                                         |

## Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Track Lighting                                                             |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Fan Coil                                                                                     |
| Cooling           | Central Air                                                                                  |
| # of Stories      | 13                                                                                           |

## Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | Balcony                       |
| Construction      | Concrete, Mixed, Metal Siding |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 21st, 2025 |
| Days on Market | 30              |
| Zoning         | DC              |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.