\$1,239,000 - 205, 835 78 Street Sw, Calgary

MLS® #A2212286

\$1,239,000

2 Bedroom, 3.00 Bathroom, 1,404 sqft Residential on 0.00 Acres

West Springs, Calgary, Alberta

Welcome to West District, Calgary's last master-planned community located within the ring road. This vibrant neighbourhood offers an unbeatable urban lifestyle with everything you need just steps away â€" from morning coffee on Broadcast Avenue to sun-drenched patios and quick downtown access via Stoney Trail. The mountains are also just a short drive away, making this the perfect location for both city convenience and weekend escapes.

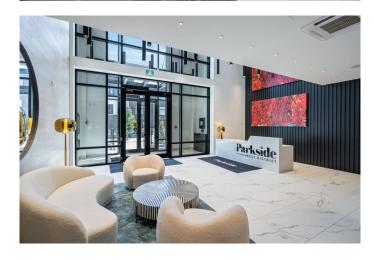
This exclusive top-floor unit is the only one of its kind available in this boutique, concrete-constructed building. It has 2 bedrooms with ensuites, open concoet living space, flex room and so much more in 1,404 square feet of functional living space.

Unit 205 is ideally positioned, fronting directly onto the newly completed Radio Park â€" an almost complete greenspace featuring walking paths, a pond, parks, amphitheatre and beautiful landscaping. The bright, open-concept layout showcases contemporary finishes, state-of-the-art appliances, sleek countertops, and a large balcony that extends the entire width of the unit. Some additional property highlights include 2 titled underground parking stalls, 1 titled storage unit, new home warranty included, modern high-end finishes throughout, quiet concrete construction.

Don't miss your opportunity to own in one







of Calgary's most sought-after new communities. Experience contemporary urban living at its finest â€" book your private showing today!

Built in 2024

Essential Information

MLS® # A2212286 Price \$1,239,000

Bedrooms 2
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,404 Acres 0.00 Year Built 2024

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 205, 835 78 Street Sw

Subdivision West Springs

City Calgary
County Calgary
Province Alberta
Postal Code T3H 6H6

Amenities

Amenities Bicycle Storage, Car Wash, Elevator(s), Fitness Center, Party Room,

Secured Parking, Snow Removal, Storage, Trash, Visitor Parking

Parking Spaces 2

Parking Off Street, Owned, Parkade, Secured, Titled, Underground, Public

Electric Vehicle Charging Station(s)

Interior

Interior Features Built-in Features, Chandelier, Closet Organizers, Double Vanity, Granite

Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Storage, Vinyl

Windows, Walk-In Closet(s)

Appliances Built-In Gas Range, Built-In Oven, Dishwasher, Range Hood,

Washer/Dryer, Window Coverings, Wine Refrigerator

Heating Forced Air

Cooling None Fireplace Yes

of Fireplaces 1

Fireplaces Electric

of Stories 3

Exterior

Exterior Features Balcony, BBQ gas line, Lighting

Construction Concrete

Additional Information

Date Listed April 17th, 2025

Days on Market 79

Zoning M-G

Listing Details

Listing Office Real Broker

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® 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.