

# \$549,900 - 710, 24 Varsity Estates Circle Nw, Calgary

MLS® #A2250423

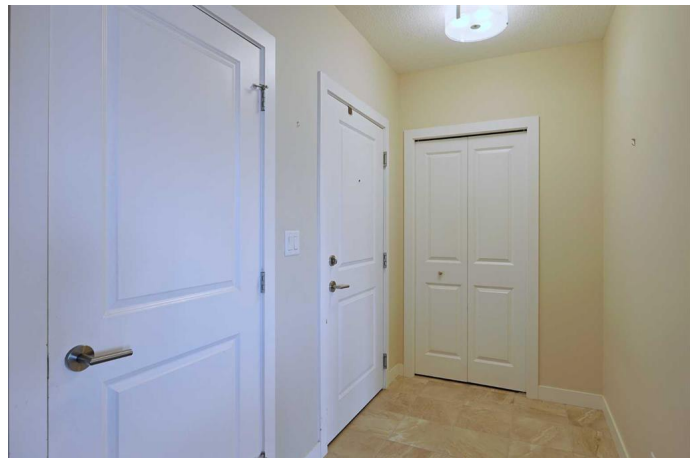
## \$549,900

2 Bedroom, 2.00 Bathroom, 1,111 sqft

Residential on 0.00 Acres

Varsity, Calgary, Alberta

Surrounded by sweeping views of the neighbourhood & wide open distant horizon is this truly outstanding condo in Statesman's award-winning THE GROVES OF VARSITY. Located on the 7th floor of the MONTEREY TWO tower, this sub-penthouse end unit is available for quick possession & is bathed in natural light, with expansive high ceilings throughout, hardwood & tile floors, 2 bedrooms + sunroom & 2 side-by-side titled parking stalls in the underground parkade. Complemented by wall-to-wall windows, you will simply love the free-flowing design of this fantastic home, which features a fabulous living room with wide open views, spacious open concept dining room & stylish maple kitchen with granite countertops & tile floors, loads of cabinet/counter space & Samsung stainless steel appliances. Overlooking the courtyard, the sunroom is the perfect spot for your home office, lounge or if you are a green-thumb a great place for your plants. The primary bedroom has a large walk-in closet with floor-to-ceiling windows & an ensuite with shower & double vanities. On the other side of the condo is the 2nd bedroom with a walk-in closet & is next to the 2nd full bathroom. Convenient insuite laundry/storage room with Whirlpool Duet washer & dryer. Additional features & extras include roller blinds, unit-controlled heating & air conditioning, separate storage cage in the parkade & granite counters/tile floors in both bathrooms.



Monthly condo fees in this concrete & steel complex include your heat & water-sewer, as well as giving you access to the world-class amenitiesâ€”located right upstairs on the top floor of MONTEREY TWOâ€”fitness centre, steam rooms, his & hers bathrooms, meeting room/lounge & rooftop terrace with views of the mountains, Canada Olympic Park & Nose Hill Park. The onsite medical centre has a pharmacy & walk-in clinic. Offering the finest in lock-up & leave maintenance-free living, here in this prime location in one of Northwest Calgaryâ€™s most desirable neighbourhoods, within walking distance to Dalhousie Station shopping & LRT, just minutes to the University of Calgary & hospitals (Foothills Medical Centre, Alberta Children's & Arthur J.E. Child Cancer Centre), highly-rated schools plus quick easy access to downtown.

Built in 2015

### **Essential Information**

MLS® #	A2250423
Price	\$549,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,111
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	710, 24 Varsity Estates Circle Nw
Subdivision	Varsity
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3A 2X8

### Amenities

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Recreation Facilities, Recreation Room, Roof Deck, Secured Parking, Snow Removal, Storage, Visitor Parking
Parking Spaces	2
Parking	Parkade, Secured, Titled, Underground, Side By Side
# of Garages	2

### Interior

Interior Features	Double Vanity, Granite Counters, High Ceilings, Open Floorplan, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Fan Coil
Cooling	Central Air
# of Stories	9
Basement	None

### Exterior

Exterior Features	Garden
Lot Description	Low Maintenance Landscape, Underground Sprinklers
Roof	Rolled/Hot Mop
Construction	Brick, Concrete
Foundation	Poured Concrete

### Additional Information

Date Listed	August 25th, 2025
Days on Market	49
Zoning	DC

### Listing Details

Listing Office	Royal LePage Benchmark
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