

# \$345,000 - 1103, 1540 29 Street Nw, Calgary

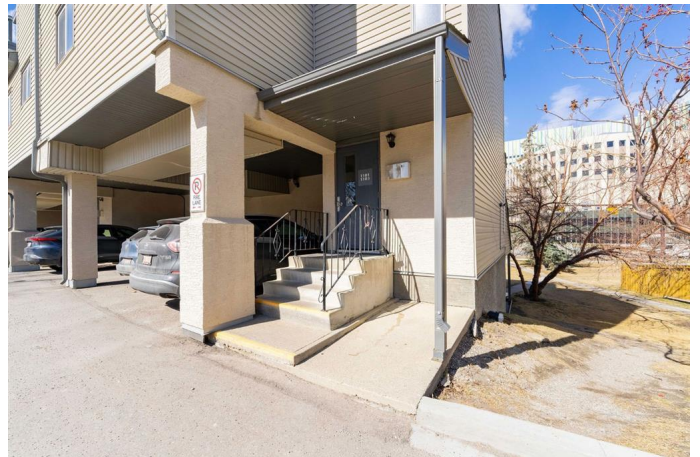
MLS® #A2210529

**\$345,000**

3 Bedroom, 1.00 Bathroom, 1,230 sqft  
Residential on 0.00 Acres

St Andrews Heights, Calgary, Alberta

Ideal for Medical Professionals, Students, or Investors! Right across the street from Foothills Hospital, Arthur J.E. Cancer Center and a short walk to the University of Calgary, this oversized 3-bedroom + den condo offers the space, location, and flexibility that's hard to come by in this price range. With over 1,200 sq ft of functional living space, this corner unit is filled with natural light and has no shared walls — offering a sense of privacy that's rare in condo living. The layout includes a generous open-concept living and dining area, a bright kitchen, and a huge bonus: nearly 300 sqft of private patio that gets great afternoon and evening sun — perfect for summer lounging or casual get-togethers. Additional features include hardwood and slate flooring, in-suite laundry, a wood-burning fireplace for cozy winter nights, double sinks in the bathroom, and a large in-unit storage room. Covered parking is included, and the building has seen recent exterior updates, giving peace of mind to owners and investors alike. This location is ideal for anyone working or studying nearby. Just minutes to downtown and walkable to C-train access, shopping, river paths, and both Foothills and Children's Hospitals — this is a solid option for a low-commute, active lifestyle. Whether you're looking for a place to call home or an income property in one of Calgary's most consistent rental markets, this unit is worth a look.



Built in 1978

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2210529          |
| Price          | \$345,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 1,230             |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Residential       |
| Sub-Type       | Row/Townhouse     |
| Style          | Stacked Townhouse |
| Status         | Active            |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 1103, 1540 29 Street Nw |
| Subdivision | St Andrews Heights      |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2N 4M1                 |

## Amenities

|                |                                                        |
|----------------|--------------------------------------------------------|
| Amenities      | Parking, Snow Removal, Storage, Trash, Visitor Parking |
| Parking Spaces | 1                                                      |
| Parking        | Assigned, Stall, Attached Carport, Covered, Plug-In    |

## Interior

|                   |                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Storage                                                 |
| Appliances        | Dishwasher, Dryer, Electric Oven, Freezer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                                                                    |
| Cooling           | None                                                                                                                     |
| Fireplace         | Yes                                                                                                                      |
| # of Fireplaces   | 1                                                                                                                        |
| Fireplaces        | Stone, Wood Burning                                                                                                      |

Basement                      None

**Exterior**

Exterior Features      Balcony, Lighting, Storage  
Lot Description        City Lot, Low Maintenance Landscape, Paved, Yard Lights  
Roof                      Asphalt Shingle  
Construction           Stucco, Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed             April 10th, 2025  
Days on Market        11  
Zoning                   M-C1

**Listing Details**

Listing Office           RE/MAX iRealty Innovations

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