

# \$335,000 - 809, 327 9a Street Nw, Calgary

MLS® #A2222976

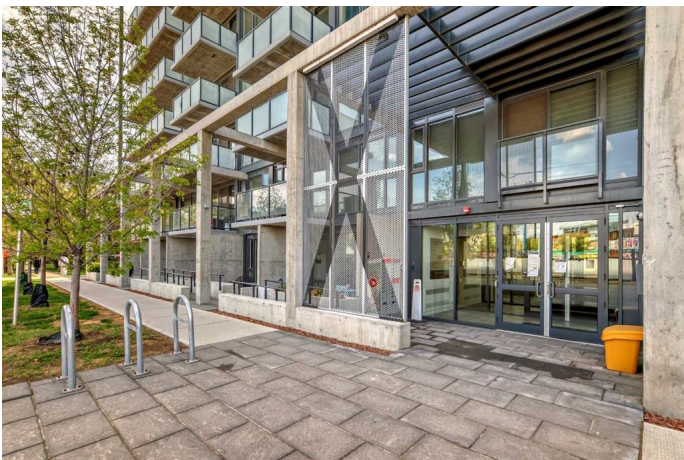
**\$335,000**

1 Bedroom, 1.00 Bathroom, 600 sqft  
Residential on 0.00 Acres

Sunnyside, Calgary, Alberta

Discover urban living at its finest in this stunning 1-bedroom plus den/office, 1-bath condo in the heart of vibrant Kensington! Perfectly situated within walking distance to Sunnyside train station and Safeway, this home offers unparalleled convenience and connectivity. Enjoy the dynamic community atmosphere with trendy shops, cafes, and restaurants steps away, plus scenic strolls along the nearby Bow River. Breathtaking downtown views elevate your everyday experience, while the building's Airbnb-friendly policy provides investment potential. Pet lovers will adore the dedicated dog run, and the rooftop patio with BBQ area is ideal for entertaining or relaxing under the stars. With clean, modern finishes throughout, this condo is a rare gem for professionals, investors, or anyone seeking a stylish, low-maintenance lifestyle in one of Calgary's most sought-after neighbourhoods! Don't miss out and call your favourite realtor!!!

Built in 2021



## Essential Information

MLS® #	A2222976
Price	\$335,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1

Square Footage	600
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	809, 327 9a Street Nw
Subdivision	Sunnyside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 1T7

### Amenities

Amenities	Elevator(s), Roof Deck, Bicycle Storage, Community Gardens, Dog Run
Parking	None

### Interior

Interior Features	Kitchen Island, Open Floorplan, Quartz Counters, Storage
Appliances	Dishwasher, Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fan Coil
Cooling	Central Air
# of Stories	9

### Exterior

Exterior Features	Balcony, BBQ gas line, Dog Run, Fire Pit, Garden
Construction	Concrete, Metal Frame

### Additional Information

Date Listed	May 23rd, 2025
Days on Market	10
Zoning	DC

### Listing Details

Listing Office	RE/MAX First
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