

# \$250,000 - 4104, 5305 32 Avenue Sw, Calgary

MLS® #A2206441

## \$250,000

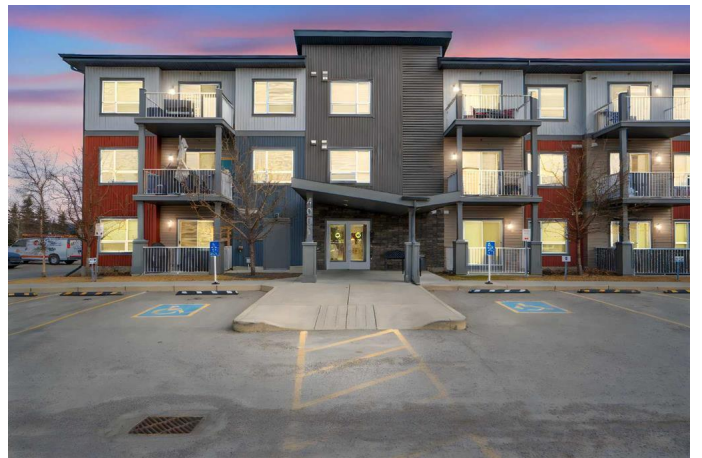
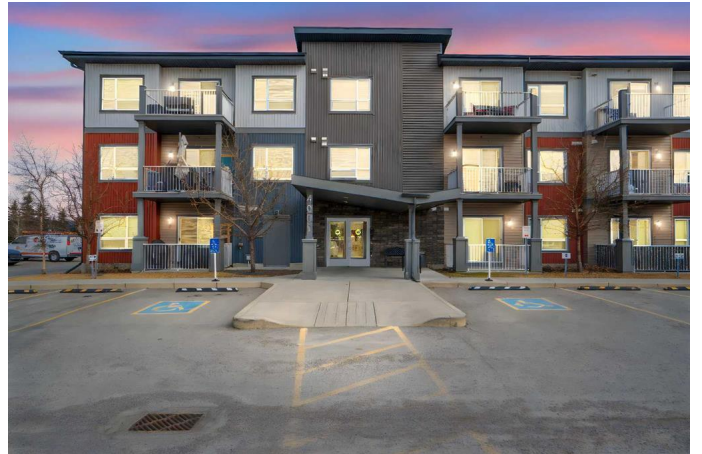
1 Bedroom, 1.00 Bathroom, 556 sqft  
Residential on 0.00 Acres

Glenbrook, Calgary, Alberta

Welcome to this gorgeous, well-maintained 1-bedroom, 1-bathroom condo in the lovely community of Glenbrook. Perfectly situated on the main floor for ultimate accessibility, this stunning home offers a bright and inviting atmosphere with high-end finishes throughout. The open-concept kitchen features sleek granite countertops, stainless steel appliances, and a spacious layout that flows seamlessly into the living area. Beautiful, resilient cork flooring adds warmth and durability, making this space as stylish as it is functional.

Step outside onto your large balcony, where you can relax and take in the picturesque view of the lush courtyard and charming gazebo. Located right beside an incredible dog park, this home is perfect for pet lovers and outdoor enthusiasts alike. You'll also enjoy the convenience of having all necessary amenities just moments away, as well as easy access to transit for effortless commuting.

Additional highlights include an in-suite Samsung washer and dryer, plus a designated parking stall located directly in front of the main doors—making carrying groceries and shopping bags a breeze. Whether you're a first-time buyer, downsizing, or looking for a fantastic investment, this condo offers comfort, convenience, and a prime location in a sought-after neighborhood. Don't miss out on this incredible opportunity—schedule your viewing today!



Built in 2015

### Essential Information

MLS® #	A2206441
Price	\$250,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	556
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	4104, 5305 32 Avenue Sw
Subdivision	Glenbrook
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E8A2

### Amenities

Amenities	Elevator(s), Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Stall, Titled

### Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Oven, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

## Exterior

Exterior Features	Balcony, Courtyard, Other
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame

## Additional Information

Date Listed	March 27th, 2025
Days on Market	7
Zoning	M-C1

## Listing Details

Listing Office	CIR 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.