

119, 383 Smith Street NW
Calgary, Alberta

MLS # A2294710



\$315,000

Division:	University District		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	538 sq.ft.	Age:	2020 (6 yrs old)
Beds:	1	Baths:	1
Garage:	Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 417
Basement:	-	LLD:	-
Exterior:	Brick, Concrete	Zoning:	M-2
Foundation:	-	Utilities:	-
Features:	High Ceilings, Open Floorplan		

Inclusions: na

Bright ground-floor 1-bedroom condo in The Maple, a 55+ community in Calgary's University District. This 537 sq ft open-concept unit features 9' ceilings, vinyl plank flooring, and large triple-pane windows for abundant natural light. The kitchen offers quartz countertops, stainless steel appliances, and a central island. Enjoy direct access to a private, south-facing patio—no elevator required. The home includes a spacious bedroom, modern 3-piece bathroom, in-suite laundry, and barrier-free design throughout. Titled underground heated parking included. Residents have access to Cambridge Manor amenities, including optional dining, fitness facilities, salon services, and social programming. Conveniently located near shopping, transit, the University of Calgary, and Foothills Hospital.