

\$399,500 - 110, 383 Smith Street Nw, Calgary

MLS® #A2238671

\$399,500

1 Bedroom, 1.00 Bathroom, 500 sqft
Residential on 0.00 Acres

University District, Calgary, Alberta

Welcome to 110, 383 Smith St NW, a beautifully designed ground floor condo. This spacious 1-bedroom, 1-bathroom ground floor unit offers 9'™ ceilings, durable vinyl flooring, and large triple-pane windows that flood the space with natural light. Designed with functionality in mind, and open concept kitchen is perfect for entertaining guests, featuring quartz countertops, full-height cabinetry, under-cabinet lighting, a central island with breakfast bar, and stainless steel appliances. Relax in the cozy living and dining area, or step outside onto your large south-facing patio, perfect for enjoying the beautifully landscaped courtyard. The unit includes in-suite laundry, a stylish 4-piece ensuite, and easy accessibility throughout. Offering the best view of the courtyard, this unit also has the added benefit of no dependency on the elevators as you can walk right out. Connected by a heated indoor Plus-15 walkway to the adjacent Cambridge Manor, residents benefit from access to dining options and additional levels of care, allowing couples to remain close even with differing needs. Owners are given priority for Cambridge's complete medical care. This community also offers an array of lifestyle amenities including: Fitness centre, recreation and gardening programs, and on-site salon and barber services. Plus, you're just steps away from Save On Foods, Market Mall, the University of Calgary, Foothills Hospital, and the University District's™ growing retail and



entertainment hub.

Built in 2020

Essential Information

MLS® #	A2238671
Price	\$399,500
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	500
Acres	0.00
Year Built	2020
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	110, 383 Smith Street Nw
Subdivision	University District
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 6J9

Amenities

Amenities	Elevator(s), Fitness Center, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Parkade, Titled

Interior

Interior Features	Breakfast Bar, Kitchen Island, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Courtyard
Construction	Brick, Concrete

Additional Information

Date Listed	July 10th, 2025
Days on Market	45
Zoning	M-2

Listing Details

Listing Office	Real Broker
----------------	-------------

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.