

# \$489,900 - 3117, 95 Burma Star Road Sw, Calgary

MLS® #A2210536

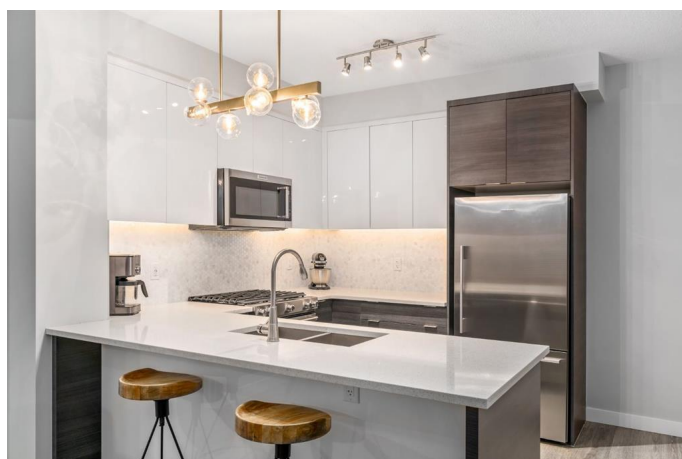
**\$489,900**

2 Bedroom, 2.00 Bathroom, 940 sqft

Residential on 0.00 Acres

Currie Barracks, Calgary, Alberta

Welcome to this exquisite condo in the highly sought-after Currie Barracks community, where modern luxury meets historical charm. This beautifully designed corner unit offers 940 square feet of open-concept living space, featuring high-end finishes and contemporary styling throughout. The gourmet kitchen is a chef's dream, boasting sleek quartz countertops, two toned cabinetry, marble backsplash and stainless steel appliances including a gas range in addition to a spacious breakfast bar perfect for entertaining. The living area is bathed in natural light from large windows, offering a warm and inviting atmosphere. Step out onto your private patio to enjoy your morning coffee or unwind with a glass of wine in the evening. The primary bedroom is a serene retreat, complete with a walk-in closet and a luxurious ensuite bathroom featuring dual vanities, an oversized glass-enclosed shower and separate soaker tub. An additional bedroom connected by a stylish second bathroom provides plenty of space for guests or a home office. This condo also includes in-suite laundry, ample storage and a titled underground, heated parking space with an additional storage locker. Residents of this exclusive building enjoy access to a welcoming lobby, bicycle storage, car wash bay and beautifully landscaped outdoor spaces. Located just minutes from downtown Calgary, Currie Barracks offers a perfect blend of urban convenience and suburban tranquility. Enjoy easy access to



parks, walking paths, shopping, dining, and top-rated schools. This is an incredible opportunity to own a piece of one of Calgary’s most vibrant and historic communities. Don’t miss your chance to call this stunning condo your new home!

Built in 2016

**Essential Information**

MLS® #	A2210536
Price	\$489,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	940
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	3117, 95 Burma Star Road Sw
Subdivision	Currie Barracks
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 8A9

**Amenities**

Amenities	Bicycle Storage, Car Wash, Elevator(s), Park, Secured Parking, Snow Removal, Trash, Visitor Parking, Gazebo
Parking Spaces	1
Parking	Parkade, Stall, Underground

**Interior**

Interior Features	Ceiling Fan(s), Double Vanity, High Ceilings, Open Floorplan, Quartz
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	Counters, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

## Exterior

Exterior Features	Other, Private Entrance
Roof	Asphalt
Construction	Brick, Composite Siding, Stucco

## Additional Information

Date Listed	April 17th, 2025
Days on Market	23
Zoning	DC

## Listing Details

Listing Office	Charles
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