

# \$1,239,000 - 205, 835 78 Street Sw, Calgary

MLS® #A2212286

**\$1,239,000**

2 Bedroom, 3.00 Bathroom, 1,404 sqft

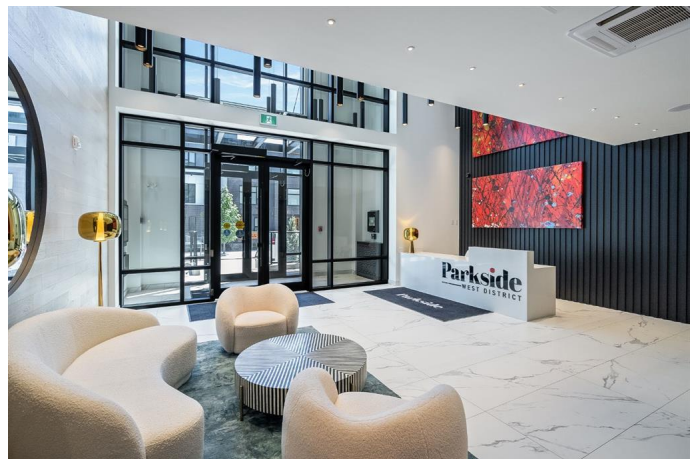
Residential on 0.00 Acres

West Springs, Calgary, Alberta

OPEN HOUSE SUNDAY JULY 27TH  
1PM-3PM. Welcome to West District,  
Calgary's last master-planned community  
located within the ring road. This vibrant  
neighbourhood offers an unbeatable urban  
lifestyle with everything you need just steps  
away – from morning coffee on Broadcast  
Avenue to sun-drenched patios and quick  
downtown access via Stoney Trail. The  
mountains are also just a short drive away,  
making this the perfect location for both city  
convenience and weekend escapes.

This exclusive top-floor unit is the only one of  
its kind available in this boutique,  
concrete-constructed building. It has 2  
bedrooms with ensuites, open concept living  
space, flex room and so much more in 1,404  
square feet of functional living space.

Unit 205 is ideally positioned, fronting directly  
onto the newly completed Radio Park – an  
almost complete greenspace featuring walking  
paths, a pond, parks, amphitheatre and  
beautiful landscaping. The bright,  
open-concept layout showcases contemporary  
finishes, state-of-the-art appliances, sleek  
countertops, and a large balcony that extends  
the entire width of the unit. Some additional  
property highlights include 2 titled  
underground parking stalls, 1 titled storage  
unit, new home warranty included, modern  
high-end finishes throughout, quiet concrete  
construction.



Donâ€™t miss your opportunity to own in one of Calgaryâ€™s most sought-after new communities. Experience contemporary urban living at its finest â€“ book your private showing today!

Built in 2024

**Essential Information**

MLS® #	A2212286
Price	\$1,239,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,404
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	205, 835 78 Street Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6H6

**Amenities**

Amenities	Bicycle Storage, Elevator(s), Secured Parking, Snow Removal, Storage, Trash, Visitor Parking, Car Wash, Fitness Center, Party Room
Parking Spaces	2
Parking	Off Street, Parkade, Titled, Underground, Owned, Public Electric Vehicle Charging Station(s), Secured

**Interior**

Interior Features	Built-in Features, Chandelier, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Built-In Gas Range, Built-In Oven, Dishwasher, Range Hood, Washer/Dryer, Window Coverings, Wine Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	3

## Exterior

Exterior Features	Balcony, BBQ gas line, Lighting
Construction	Concrete

## Additional Information

Date Listed	April 17th, 2025
Days on Market	112
Zoning	M-G

## Listing Details

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

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.