

# \$215,988 - 203, 1113 37 Street Sw, Calgary

MLS® #A2225968

**\$215,988**

1 Bedroom, 1.00 Bathroom, 596 sqft

Residential on 0.00 Acres

Rosscarrock, Calgary, Alberta

Step into this beautifully updated, move-in ready 1-bedroom, 1-bathroom condo located in the vibrant and centrally located community of Rosscarrock. Just steps away from the Westbrook C-Train station, Westbrook Mall, and the amenities of the Rosscarrock Community Centre, this home offers unbeatable convenience. You'll also find three nearby schools, making it a great choice for families or future tenants.

The unit features a renovated kitchen with a brand-new stove, fridge, and dishwasher, along with other key updates including a new window and an upgraded bathroom. Large windows flood the space with natural light, and a private balcony offers a perfect spot to relax and enjoy the surroundings.

With an assigned parking stall, low condo fees, and a location just 5 minutes' drive to downtown, this property is ideal for first-time buyers, downsizers, or investors seeking strong rental potential.

Don't miss this turn-key opportunity in one of Calgary's most connected communities—book your private showing today!

Built in 1978

## Essential Information



MLS® #	A2225968
Price	\$215,988
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	596
Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	203, 1113 37 Street Sw
Subdivision	Rosscarrock
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 1S5

### Amenities

Amenities	None
Parking Spaces	1
Parking	Parking Pad

### Interior

Interior Features	Closet Organizers, No Smoking Home, Laminate Counters
Appliances	Dishwasher, Range Hood, Refrigerator, Window Coverings, Electric Range
Heating	Boiler
Cooling	None
# of Stories	3

### Exterior

Exterior Features	Balcony
Construction	Brick, Concrete

### Additional Information

Date Listed	May 29th, 2025
Days on Market	94
Zoning	M-C2

## **Listing Details**

Listing Office	eXp Realty
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