


101, 370 Dieppe Drive SW

Calgary, Alberta

MLS # A2178595



\$253,000



<b>Division:</b>	Currie Barracks		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	416 sq.ft.	<b>Age:</b>	2024 (1 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Heated Garage, Parkade, Underground		
<b>Lot Size:</b>	0.00 Acre		
<b>Lot Feat:</b>	Back Lane		
<b>Heating:</b>	Baseboard		<b>Water:</b> -
<b>Floors:</b>	Carpet, Tile, Vinyl Plank		<b>Sewer:</b> -
<b>Roof:</b>	-		<b>Condo Fee:</b> \$ 225
<b>Basement:</b>	-		<b>LLD:</b> -
<b>Exterior:</b>	Concrete, Wood Frame		<b>Zoning:</b> DC
<b>Foundation:</b>	-		<b>Utilities:</b> -
<b>Features:</b>	Crown Molding, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters		
<b>Inclusions:</b>	Living Room Floor Mirror		

\*\*\*PRICED TO SELL\*\*\* IMMEDIATE POSSESSION & MOVE IN BEFORE THE HOLIDAYS! This brand-new, never-lived-in 1-bedroom, 1-bathroom condo by Rohit Communities is your opportunity to own a stylish, ground-floor unit in the heart of Currie—one of Calgary’s most walkable and connected SW communities. Featuring the sought-after ‘Ethereal Zen’ Rosa floor plan, this thoughtfully designed home lives like a townhome with private, direct entry from your patio—perfect for pet owners, investors, or anyone craving convenience. Inside, you’ll love the soaring 10-ft ceilings, designer kitchen with quartz counters and backsplash, matte black fixtures, farmhouse sink, and a French-door fridge with bottom freezer—every detail has been curated for elevated, effortless living. Step out onto your private southwest-facing patio with a gas BBQ hookup and enjoy cozy fall evenings and crisp morning coffee in your own outdoor space. BONUS: Titled underground parking, EV charging, pet-friendly, and short-term rental approved—making this a perfect fit for urban professionals, first-time buyers, or savvy investors. Steps from Mount Royal University, local breweries, cafés, parks, and just 15 minutes to downtown, this is inner-city living at its best. ? Don’t wait—book your private showing today and settle in before the holidays!