101, 370 Dieppe Drive SW Calgary, Alberta

MLS # A2178595

\$253,000

		Division: Type: Style: Size:	Currie Barracks Residential/High Ris Apartment-Single L 416 sq.ft.	evel Unit	es)
		Style: Size:	Apartment-Single L	evel Unit	es)
		Size:			
			416 sq.ft.	Λ	
			416 sq.ft.	Age:	2024 (1 yrs old)
		Beds: Garage: Lot Size: Lot Feat:	1	Baths:	1
			Heated Garage, Parkade, Underground		
			0.00 Acre		
			Back Lane		
Heating: E	Baseboard		Water:	-	
Floors:	Carpet, Tile, Vinyl Plank		Sewer:	-	
Roof:			Condo Fee	\$ 225	
Basement: -			LLD:	-	
Exterior:	Concrete, Wood Frame		Zoning:	DC	
Foundation: -			Utilities:	-	
Features: (Crown Molding, High Ceilings, No Animal Home, No	Smoking Hom	e, Open Floorplan, Pa	ntry, Quartz	Counters

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' Il 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!