

# \$265,000 - 101, 370 Dieppe Drive Sw, Calgary

MLS® #A2178595

**\$265,000**

1 Bedroom, 1.00 Bathroom, 416 sqft

Residential on 0.00 Acres

Currie Barracks, Calgary, Alberta

Move in just in time for summer BBQ'S and enjoy IMMEDIATE POSSESSION of this BRAND-NEW, NEVER-LIVED-IN 1-BEDROOM, 1-BATHROOM CONDO by Rohit Communities, located in the vibrant SW community of Currie. This thoughtfully designed GROUND-FLOOR UNIT features the sought-after 'ETHEREAL ZEN' ROSA FLOOR PLAN and lives like a townhome with DIRECT PRIVATE ACCESS FROM YOUR PATIO—perfect for pet owners, investors, or those who love effortless indoor-outdoor living. Inside, you'll find soaring 10-FT CEILINGS, a DESIGNER KITCHEN with QUARTZ COUNTERTOPS AND BACKSPLASH, MATTE BLACK FINISHES, CUSTOM CABINETS WITH CROWN MOLDING, a FARMHOUSE SINK, and a FRENCH-STYLE FRIDGE WITH BOTTOM FREEZER. The PRIVATE SOUTHWEST-FACING PATIO includes a GAS BBQ HOOKUP, making it ideal for relaxing or entertaining during warm Calgary evenings. The secure building offers TITLED UNDERGROUND PARKING and an EV CHARGING STATION for added convenience. PET-FRIENDLY and SHORT-TERM RENTAL APPROVED, this unit offers incredible flexibility for homeowners or investors alike. Located just 15 MINUTES TO DOWNTOWN and steps to MOUNT ROYAL UNIVERSITY, LOCAL BREWERIES, CAFÉ'S, and SHOPS, Currie is one of Calgary's most walkable and connected communities. Don't miss



this rare opportunity to embrace  
low-maintenance luxury and SUMMER ON  
YOUR OWN PRIVATE PATIO”book your  
showing today!

Built in 2024

**Essential Information**

MLS® #	A2178595
Price	\$265,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	416
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Active

**Community Information**

Address	101, 370 Dieppe Drive Sw
Subdivision	Currie Barracks
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E0E6

**Amenities**

Amenities	Elevator(s), Secured Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Underground

**Interior**

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Crown Molding, High Ceilings, Pantry, Quartz Counters
Appliances	Dishwasher, Microwave, Range Hood, Window Coverings, Electric Stove, Refrigerator, Washer/Dryer Stacked

Heating	Baseboard
Cooling	Rough-In
# of Stories	6

**Exterior**

Exterior Features	BBQ gas line
Lot Description	Back Lane
Construction	Concrete, Wood Frame

**Additional Information**

Date Listed	November 14th, 2024
Days on Market	279
Zoning	DC

**Listing Details**

Listing Office	RE/MAX Real Estate (Mountain View)
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