

\$349,900 - 250, 3000 Marda Link Sw, Calgary

MLS® #A2248240

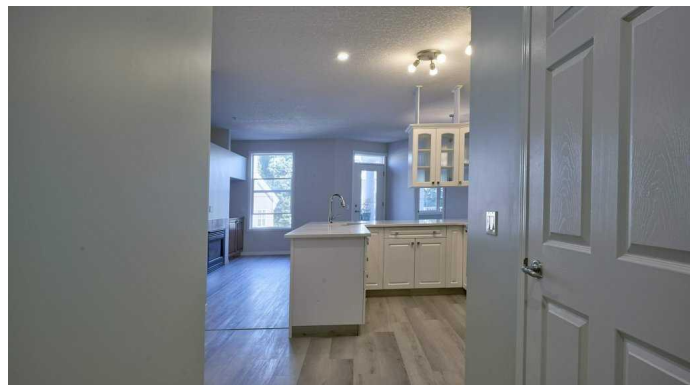
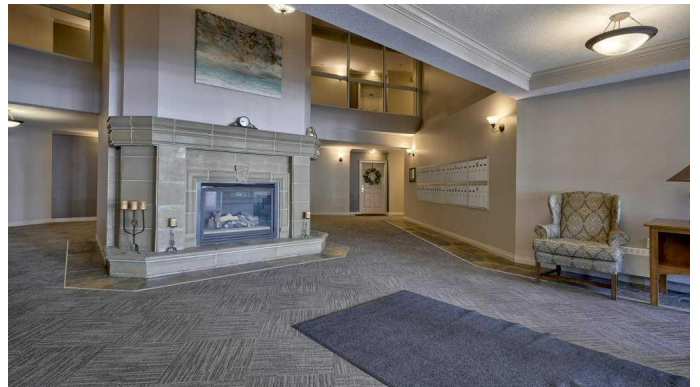
\$349,900

1 Bedroom, 2.00 Bathroom, 699 sqft

Residential on 0.00 Acres

Garrison Woods, Calgary, Alberta

Simpler Executive Living in Prestigious Garrison Woods. Looking for a refined, low-maintenance lifestyle in an adult-only (18+) building? Welcome to The Courtyards of Garrison Woods—a community that blends elegance, comfort, and unmatched amenities. This updated, west-facing suite is ideally located with no neighbours on either side or below, offering exceptional privacy. Enjoy one of the largest balconies in the complex, perfect for relaxing or entertaining. Inside, 9' ceilings and large windows flood the nearly 700 sq. ft. of pristine living space with natural light. Freshly painted with newer lighting, the home features: Spacious kitchen with bright white cabinetry, quartz counters, and ample storage. Large primary bedroom with walk-in closet and ensuite. Cozy living room with built-in shelving and fireplace. Separate dining area. Large updated 2 piece bath for guests. The Courtyards offers rare, resort-style amenities: car wash, full-size swimming pool, gym, huge party room, multiple lounge areas, and two guest suites. It's also pet-friendly and just steps from Safeway, Starbucks, medical services, coffee shops, and minutes from Mount Royal University. Heated, secure parking plus storage locker included. Local transit is at your doorstep with quick access to Crowchild Trail. Don't miss this rare opportunity—units here seldom become available. Experience a vibrant, stylish community in the heart of trendy Marda Loop.



Built in 1999

Essential Information

MLS® #	A2248240
Price	\$349,900
Bedrooms	1
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	699
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	250, 3000 Marda Link Sw
Subdivision	Garrison Woods
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 6C8

Amenities

Amenities	Clubhouse, Elevator(s), Fitness Center, Indoor Pool, Party Room, Recreation Room, Storage, Visitor Parking, Car Wash, Guest Suite
Parking Spaces	1
Parking	Assigned, Heated Garage, Parkade, Underground

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	In Floor, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas
# of Stories	3

Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Brick, Stone, Stucco, Wood Frame

Additional Information

Date Listed	August 14th, 2025
Days on Market	1
Zoning	M-C1

Listing Details

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

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