

# \$585,000 - 714, 110 18a Street Nw, Calgary

MLS® #A2265324

**\$585,000**

2 Bedroom, 1.00 Bathroom, 707 sqft

Residential on 0.00 Acres

West Hillhurst, Calgary, Alberta

Experience the perfect blend of modern design located just minutes from biking downtown to work, Trueman's newest boutique concrete residence, ideally situated in the heart of Kensington, a central gem community in Calgary. Just steps from your door, you'll find Kensington's lively caf s, boutique shops, and top-rated restaurants, with the Bow River pathways.

This brand-new 7th-floor unit offers 2 bedrooms and 1 bathroom in a spacious, well-designed layout with a South facing balcony, catching each sunset. The open-concept living area flows seamlessly into a chef-inspired kitchen, featuring sleek quartz countertops and stainless steel appliances. Both bedrooms provide versatile living options, whether you need a home office, guest suite, or a shared space. The elegant four-piece bathroom is finished with high-end fixtures and thoughtful touches throughout.

Enjoy your own private covered balcony with scenic views and a gas hookup for easy outdoor grilling. The unit also includes a titled underground parking stall along with a secure storage area, dedicated workplace station area and gym and secure underground bike storage.

Built in 2025

## Essential Information



|                |                   |
|----------------|-------------------|
| MLS® #         | A2265324          |
| Price          | \$585,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 707               |
| Acres          | 0.00              |
| Year Built     | 2025              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 714, 110 18a Street Nw |
| Subdivision | West Hillhurst         |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2N 5G5                |

### Amenities

|                |                                 |
|----------------|---------------------------------|
| Amenities      | Bicycle Storage, Fitness Center |
| Parking Spaces | 1                               |
| Parking        | Parkade                         |

### Interior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Interior Features | Quartz Counters                                                              |
| Appliances        | Dishwasher, Microwave Hood Fan, Range, Refrigerator, Washer/Dryer<br>Stacked |
| Heating           | Natural Gas, Fan Coil                                                        |
| Cooling           | Central Air                                                                  |
| # of Stories      | 8                                                                            |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Balcony, BBQ gas line, Courtyard |
| Roof              | Flat Torch Membrane              |
| Construction      | Concrete                         |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 17th, 2025 |
| Days on Market | 5                  |
| Zoning         | MC-1               |

### **Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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