

# \$329,000 - 116, 5115 Richard Road Sw, Calgary

MLS® #A2255943

**\$329,000**

2 Bedroom, 2.00 Bathroom, 903 sqft

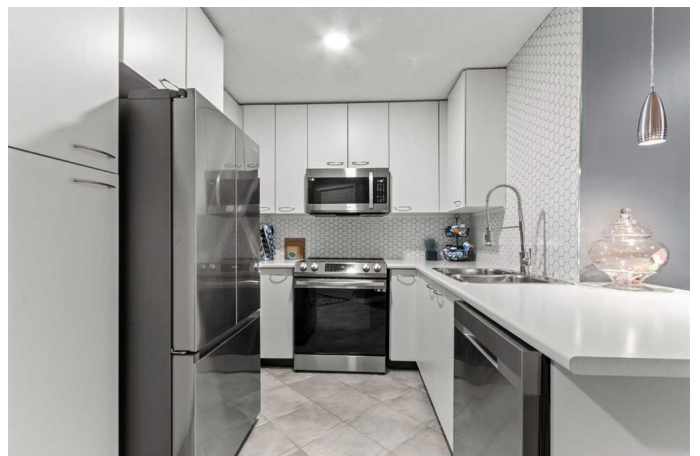
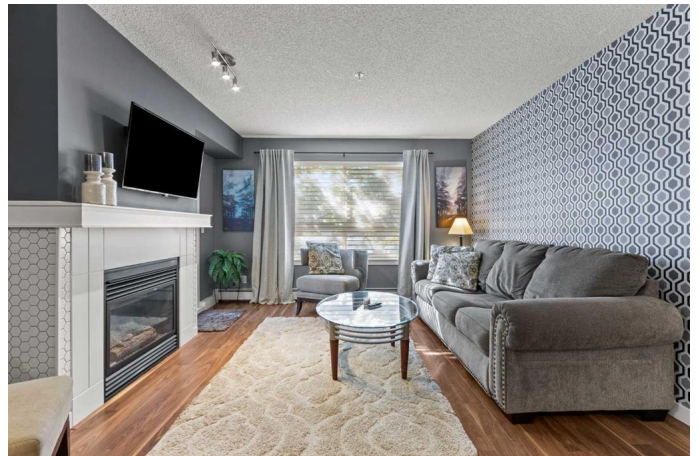
Residential on 0.00 Acres

Lincoln Park, Calgary, Alberta

**\*\*\*HUGE PRICE CORRECTION\*\*\***Why Rent When You Can Own? Just Steps from MRU! This beautifully renovated 2 bedroom + den main floor condo offers unbeatable value only minutes from Mount Royal University. Inside, you'll find a bright and welcoming great room anchored by a cozy GAS FIREPLACE, a functional kitchen with ample counter space and SLEEK STAINLESS appliances, and a casual dining area perfect for everyday meals or entertaining. The spacious primary bedroom features a full ensuite and walk-in closet, while a second bedroom, versatile den, 3-piece guest bath, and convenient in-suite laundry complete the layout. Stylish NEW laminate flooring adds a modern touch throughout. Enjoy the outdoors on your large covered patio with a gas BBQ hookup, or take advantage of the building's excellent amenities, including a FITNESS centre, social room, underground visitor parking, and a beautifully landscaped courtyard. Your own titled underground parking stall is also included. All this in a prime location—just a short walk to MRU, coffee shops, local pubs, and shopping, with easy access to Glenmore Park, major transit routes, and full amenities. This is the perfect opportunity for students, investors, or anyone looking to stop renting and start owning!

Built in 2002

## Essential Information



|                |                   |
|----------------|-------------------|
| MLS® #         | A2255943          |
| Price          | \$329,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 903               |
| Acres          | 0.00              |
| Year Built     | 2002              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 116, 5115 Richard Road Sw |
| Subdivision | Lincoln Park              |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T3E 7M7                   |

### Amenities

|                |                                                                                                  |
|----------------|--------------------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Party Room, Secured Parking, Snow Removal, Storage, Visitor Parking |
| Parking Spaces | 1                                                                                                |
| Parking        | Heated Garage, Parkade, Stall, Titled                                                            |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | Elevator, No Animal Home, No Smoking Home, Open Floorplan                            |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard, Natural Gas                                                               |
| Cooling           | Wall Unit(s)                                                                         |
| Fireplace         | Yes                                                                                  |
| # of Fireplaces   | 1                                                                                    |
| Fireplaces        | Gas                                                                                  |
| # of Stories      | 4                                                                                    |

### Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Balcony                   |
| Construction      | Stone, Stucco, Wood Frame |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 18th, 2025 |
| Days on Market | 46                   |
| Zoning         | M-C2                 |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Complete Realty |
|----------------|------------------------|

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