

# \$283,000 - 2115, 950 Arbour Lake Road Nw, Calgary

MLS® #A2237281

**\$283,000**

1 Bedroom, 1.00 Bathroom, 672 sqft

Residential on 0.00 Acres

Arbour Lake, Calgary, Alberta

OPEN HOUSE SUNDAY 2-4pm 17Aug25!

Don't miss out! LAKE ACCESS! Live your best lake life year-round in beautiful Arbour Lake---Calgary's only NW lake community. Whether it's swimming, boating, or fishing (catch/release rainbow trout) in the summer; skating, skiing, snowshoeing or walking the regional pathways in winter, this is lifestyle living at its best. Your first home just got a major upgrade--how often does it come with private lake access to share with family and friends? This one-bedroom + den / office condo is ideal for first-time buyers or those looking to downsize without compromise. Inside, you'll love the open-concept layout that maximizes space and functionality. The updated kitchen, with newer appliances and unique tiled backsplash, offers ample counter and cupboard space, plus an eat-up bar that makes entertaining easy. Additional upgrades include wide board white oak laminate flooring throughout, designer lighting and fresh paint. The den is the perfect flex space--set up a home office, guest room, zen yoga or library. Add to that the convenience of in-suite laundry, and you've got everything you need. No more ice to scrape from your windshield in winter with heated, underground parking (stall #231) and you've even got a storage locker (#231 in front of the parking stall). You'll love the easy access to Crowfoot C-Train Station and to the mountains via Stoney Trail and Crowchild Trail that connect to the Trans-Canada Highway (Hwy 1). Enjoy



golfing at Silver Springs Golf & Country Club, The Hamptons Golf Club or Country Hills Golf Club or enjoy long dog walks at nearby parks like Arbour Ridge Park or Arbour Park 29. Schools nearby; Arbour Lake School, St. Ambrose and Robert Thirsk High School (19min). AND It's just a 12 minute drive to the University of Calgary. There are swimming pools (Melcor YMCA or Shouldice Aquatic Centre), shopping (Market Mall), public libraries like Crowfoot Library and many trendy restaurants. This condo truly checks all the boxesâ€”affordable, practical, and fun. Come see it for yourself and make lake living your reality! Call to view TODAY!

Built in 2003

### Essential Information

MLS® #	A2237281
Price	\$283,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	672
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	2115, 950 Arbour Lake Road Nw
Subdivision	Arbour Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 5B3

### Amenities

Amenities	Elevator(s), Fitness Center, Parking, Playground, Storage, Visitor Parking
Parking Spaces	1
Parking	Off Street, Parkade, Secured, Underground

### Interior

Interior Features	No Animal Home, No Smoking Home, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	3
Basement	None

### Exterior

Exterior Features	BBQ gas line, Lighting, Playground
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 9th, 2025
Days on Market	48
Zoning	M-C1 d75
HOA Fees	231
HOA Fees Freq.	ANN

### Listing Details

Listing Office	MaxWell Canyon Creek
----------------	----------------------

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.