

# \$559,000 - 609, 8370 Broadcast Avenue Sw, Calgary

MLS® #A2235096

**\$559,000**

3 Bedroom, 2.00 Bathroom, 889 sqft  
Residential on 0.00 Acres

West Springs, Calgary, Alberta

Step into contemporary urban living with this stunning top-floor 3-bedroom, 2-bathroom condo located in the heart of Calgary's™ sought-after West District. This residence combines upscale design, everyday comfort, and effortless functionality—perfect for those who value modern living at its finest. From the moment you enter, you'll be captivated by the spacious open-concept layout. The beautiful kitchen boasts premium appliances, sleek cabinetry, and generous storage—ideal for culinary creations or entertaining guests. Flowing seamlessly from the kitchen is a bright and inviting living area, which opens onto full length private balcony—your perfect retreat for morning coffee or evening relaxation. Each of the three bedrooms is generously sized, offering a quiet sanctuary for rest and rejuvenation. The primary suite includes a luxurious en-suite bathroom, while the additional bedrooms are perfect for family, guests, or a home office. Added conveniences like in-suite laundry and air conditioning ensure maximum comfort year-round. This home includes a titled underground parking stall and secure storage for added peace of mind. Residents also enjoy exclusive access to a spectacular rooftop terrace with sweeping views of the West District—a perfect spot for entertaining or unwinding in style. Located just steps from upscale boutiques, diverse restaurants, and scenic parks, this condo offers an unbeatable lifestyle in one of Calgary's™ most dynamic communities.



Move-in ready and designed to impress, this is more than a home—itâ€™s a statement. Donâ€™t miss your opportunity to live in luxury at Mondrian West District.

Built in 2025

**Essential Information**

MLS® #	A2235096
Price	\$559,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	889
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	609, 8370 Broadcast Avenue Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H6B6

**Amenities**

Amenities	Service Elevator(s), Snow Removal, Visitor Parking, Roof Deck
Parking Spaces	1
Parking	Parkade, Stall, Underground

**Interior**

Interior Features	Elevator, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Gas Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings

Heating	Baseboard, Natural Gas
Cooling	Wall Unit(s)
# of Stories	6

## Exterior

Exterior Features	Balcony
Construction	Wood Frame

## Additional Information

Date Listed	June 26th, 2025
Days on Market	15
Zoning	MU-2

## Listing Details

Listing Office	Ally Realty
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