

# \$315,000 - 332, 35 Richard Court Sw, Calgary

MLS® #A2218146

**\$315,000**

1 Bedroom, 1.00 Bathroom, 670 sqft

Residential on 0.00 Acres

Lincoln Park, Calgary, Alberta

Welcome to this stylish and spacious 1-bedroom plus den condo in the desirable Morgan on the Park, located at 35 Richard Court SW in Calgary's vibrant Lincoln Park community—just steps from Mount Royal University. This bright 670 sq ft unit offers more room than most, making it ideal for single professionals, couples, students, or downsizers seeking modern comfort in a prime location. JUST completed upgrades include stunning quartz countertops, shaker-style white cabinets with sleek black hardware, upgraded sinks and faucets, and newer appliances, blending modern finishes with functional design. The open-concept layout features a versatile den perfect for a home office, a generous bedroom with a walk-in closet, and a large private balcony that overlooks a beautifully landscaped, tree-lined courtyard, offering a peaceful urban retreat. The unit comes with a titled underground parking stall for year-round convenience. Residents of Morgan on the Park enjoy exceptional amenities including a fully equipped fitness centre, private guest suite, a lounge, secure bike storage, and a tranquil inner courtyard with gazebo. With direct access to transit, major roadways, and just minutes to shopping, restaurants, Marda Loop, North Glenmore Park and downtown, this well-managed building is the perfect blend of lifestyle, location, and value. Don't miss your chance to own this move-in ready gem!



Built in 2003

## Essential Information

MLS® #	A2218146
Price	\$315,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	670
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	332, 35 Richard Court Sw
Subdivision	Lincoln Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 7M8

## Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Gazebo, Guest Suite, Secured Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Guest, Parkade, Secured

## Interior

Interior Features	No Animal Home, No Smoking Home, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas
# of Stories	4

### Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard, Private Entrance
Construction	Stone, Stucco, Wood Frame

### Additional Information

Date Listed	May 10th, 2025
Days on Market	8
Zoning	M-H1

### Listing Details

Listing Office	Property Solutions Real Estate Group Inc.
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