\$249,900 - 356, 35 Richard Court Sw, Calgary

MLS® #A2254953

\$249,900

1 Bedroom, 1.00 Bathroom, 592 sqft Residential on 0.00 Acres

Lincoln Park, Calgary, Alberta

Welcome to this bright and inviting 1 bedroom + den condo with titled underground parking in the sought-after community of Lincoln Park. Recently refreshed with new paint and modern flooring, this home offers a clean, move-in-ready feel.

The open concept layout features a spacious living area with a cozy gas fireplace and large windows that bring in natural light. The kitchen includes an island with eating bar and ample cabinetry, flowing seamlessly into the dining and living space, perfect for everyday living or entertaining. The den provides excellent flexibility for a home office, study, or guest room.

The primary bedroom is generously sized with great closet space, and the 4-piece bathroom is well-appointed. Step outside to the north-facing patio with a gas BBQ hookup, ideal for relaxing evenings.

Morgan on the Park is a well-managed, secure building offering heated underground parking, a fitness centre, party room, guest suite, and beautifully maintained common areas. With Mount Royal University just steps away, plus quick access to restaurants, pubs, public transit, and Westhills shopping, the location can't be beat.

Whether you're a student, investor, or looking for a low-maintenance lifestyle, this







condo is an excellent opportunity.

Built in 2003

Essential Information

MLS® # A2254953 Price \$249,900

Bedrooms 1

Bathrooms 1.00

Full Baths 1

Square Footage 592

Acres 0.00 Year Built 2003

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 356, 35 Richard Court Sw

Subdivision Lincoln Park

City Calgary
County Calgary
Province Alberta
Postal Code T3E 7N9

Amenities

Amenities Elevator(s), Fitness Center

Parking Spaces 1

Parking Titled, Underground

Interior

Interior Features No Animal Home, No Smoking Home

Appliances Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s),

Washer/Dryer, Window Coverings

Heating Baseboard, Natural Gas

Cooling None
Fireplace Yes

of Fireplaces 1

Fireplaces Gas # of Stories 4

Exterior

Exterior Features Balcony

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 7th, 2025

Days on Market 58

Zoning M-H1 d321

Listing Details

Listing Office 2% Realty

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® 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.