

# \$345,900 - 3215, 95 Burma Star Road Sw, Calgary

MLS® #A2241641

**\$345,900**

1 Bedroom, 1.00 Bathroom, 615 sqft

Residential on 0.00 Acres

Currie Barracks, Calgary, Alberta

**BUILDER SALE!** Looking for upgrades in a spec unit? This might be the one. Welcome to the Axess building, located in the heart of the historic Currie Barracks community! This beautifully upgraded 1-bedroom unit features soaring 9-foot ceilings and a south-facing view overlooking lush greenery. Step inside to find luxury vinyl plank flooring and an abundance of natural light streaming through oversized windows. The stylish kitchen showcases a modern blend of crisp white and dark cabinetry, upgraded stainless steel appliances including a gas stove, quartz countertops, and a designer tile backsplash. An open counter connects seamlessly to the dining area, perfect for entertaining. The spacious living room leads to a top-floor balcony with a gas BBQ line and unobstructed southern views—the perfect place to relax and enjoy breathtaking sunsets. The generously sized primary bedroom features a walk-through closet with direct access to the elegant 4-piece bathroom, complete with tile flooring, quartz countertops, and a soaker tub. Just off the kitchen is a versatile nook—ideal for extra storage or a small home office setup. Additional highlights include in-suite laundry, underground parking with a car wash, and a private storage locker located directly in front of your parking stall. All this in a prime location—steps from Mount Royal University, walking paths, parks, shopping, and with easy access via Crowchild Trail to Marda Loop and downtown Calgary. A



truly exceptional opportunity to own in one of  
Calgary’s most desirable communities.

Built in 2017

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2241641          |
| Price          | \$345,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 615               |
| Acres          | 0.00              |
| Year Built     | 2017              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 3215, 95 Burma Star Road Sw |
| Subdivision | Currie Barracks             |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T3E 8A9                     |

**Amenities**

|                |                                                                   |
|----------------|-------------------------------------------------------------------|
| Amenities      | Car Wash, Dog Park, Snow Removal, Storage, Trash, Visitor Parking |
| Parking Spaces | 1                                                                 |
| Parking        | Underground                                                       |

**Interior**

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings            |
| Heating           | Baseboard                                                                                           |
| Cooling           | None                                                                                                |

# of Stories                4

## Exterior

Exterior Features    Balcony, BBQ gas line  
Construction        Brick, Stucco, Wood Frame

## Additional Information

Date Listed            July 21st, 2025  
Days on Market      27  
Zoning                 DC

## Listing Details

Listing Office        eXp Realty

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