

# \$468,000 - 512, 8370 Broadcast Avenue Sw, Calgary

MLS® #A2219081

**\$468,000**

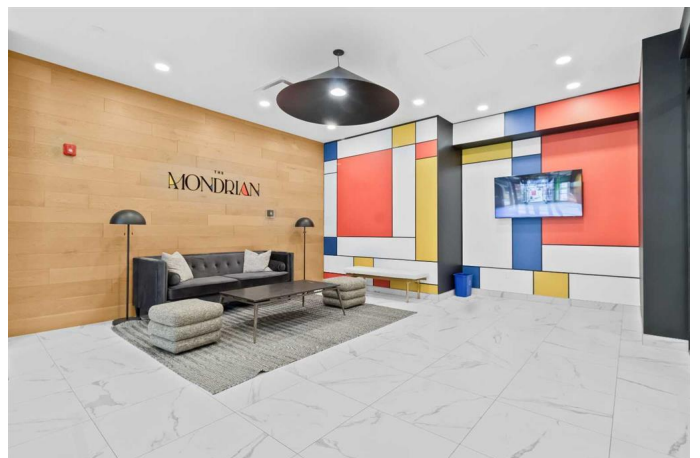
2 Bedroom, 2.00 Bathroom, 764 sqft

Residential on 0.00 Acres

West Springs, Calgary, Alberta

5TH FLOOR | 2 BEDS 2 BATHS | WIDE  
OPEN VIEW | TITLED UNDERGROUND  
PARKING | ASSIGNED STORAGE LOCKER |

Welcome to Unit 512 at 8370 Broadcast Avenue SW – a contemporary and luxurious 2-bedroom condo in the heart of Calgary’s sought-after West Springs. This stunning home features 9-ft ceilings, luxury vinyl plank flooring and oversized windows that bring in lots of natural sunlight. Step inside to discover an open-concept layout with floor-to-ceiling windows and offering stunning city and mountain views. The designer kitchen is a chef’s dream, featuring high-end integrated appliances, sleek quartz countertops, a gas cooktop, and plenty of storage space. The spacious bedroom includes a walk-in closet and easy access to 3pc ensuite bathroom with a soaker tub, rainfall showerhead, and modern fixtures. There is another spacious bedroom and 4pc bathroom and a den providing more space for family and guests. Additional features include: Private balcony, Central air conditioning, In-suite laundry, Titled underground parking & storage locker. Residents have exclusive access to amenities including a rooftop patio, bike storage and visitor parking. Located in a vibrant, walkable community steps from restaurants, boutiques, cafes, and green spaces – with quick access to downtown and the mountains – this home offers exceptional lifestyle and investment value. Don’t miss your chance to own a piece of one of



Calgary’s most dynamic neighborhoods.

Built in 2024

Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2219081          |
| Price          | \$468,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 764               |
| Acres          | 0.00              |
| Year Built     | 2024              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 512, 8370 Broadcast Avenue Sw |
| Subdivision | West Springs                  |
| City        | Calgary                       |
| County      | Calgary                       |
| Province    | Alberta                       |
| Postal Code | T3H 6L3                       |

Amenities

|                |             |
|----------------|-------------|
| Amenities      | Other       |
| Parking Spaces | 1           |
| Parking        | Underground |

Interior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer                                       |
| Heating           | Baseboard                                                                                                         |
| Cooling           | Wall Unit(s)                                                                                                      |
| # of Stories      | 6                                                                                                                 |

**Exterior**

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior Features | Balcony                                |
| Construction      | Composite Siding, Concrete, Wood Frame |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 8th, 2025 |
| Days on Market | 108           |
| Zoning         | DC            |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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