



# 519 Riverfront Avenue Calgary Alberta

\$485,000

Available for immediate possession, this 2-bedroom, 2-bathroom condo, plus a den, offers just over 1100 sq ft of luxurious living space. You'll love the sleek kitchen featuring modern cabinets, stainless steel appliances, granite countertops, and a gas range. The eat-up bar is perfect for quick meals and casual dining. The open floor plan is ideal for entertaining friends and family, with floor-to-ceiling windows providing breathtaking views of the bow river. The primary bedroom features a walk-through closet and a luxurious ensuite bathroom with dual sinks and a separate shower. Both bedrooms offer views of the river. Enjoy the convenience of in-suite laundry and a flexible den space that can be adapted to your needs. The evolution complex offers 24 hour concierge service, 2 gyms, steam room, sauna, social room, rooftop garden patio for all of your family and friends to enjoy. The unit is walking distance to the C-train, shopping, restaurants, downtown core, the bow river and prince's Island park. Don't miss out on this exceptional home that combines style, comfort, and stunning views. Schedule your viewing today! (id:6769)

Kitchen 9.17 Ft x 8.00 Ft  
Dining room 13.00 Ft x 12.00 Ft  
Living room 14.00 Ft x 13.00 Ft  
Laundry room 9.00 Ft x 8.50 Ft

Primary Bedroom 11.50 Ft x 10.00 Ft  
Bedroom 11.50 Ft x 10.00 Ft  
3pc Bathroom Measurements not available  
5pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:  
Nineteen 88 Real Estate

<http://www.brierepm.com/>



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca