



118 Waterfront Court Calgary Alberta

\$875,000

This jaw-dropping 2-bedroom, 2-bathroom penthouse condo in the heart of Eau Claire offers the ultimate downtown lifestyle with a massive 400 sqft very private terrace (with water and gas BBQ hook-ups) that spans the full width of the unit and boasts unobstructed, panoramic views of the Bow River from the terrace and through wall-to-wall, floor-to-ceiling windows. Inside this extremely quiet home, you will find 9' ceilings, rich hardwood flooring, updated light fixtures, and a beautifully designed open-concept layout. The chef's kitchen features marble countertops, a large island with breakfast bar, high-end Wolf and Sub-Zero appliances including a gas stove, panel-front refrigerator, and wine fridge, pantry, and stunning river views. The living and dining areas flow seamlessly together, perfect for entertaining or simply soaking in the scenery. The spacious primary bedroom is a true retreat with floor-to-ceiling river views, access to the terrace, a one-of-a-kind mural by a renowned Calgary mural artist, Tiffany Lynn Cuffley, and a custom walk-through closet with stylish cabinetry leading to a luxurious ensuite complete with dual sinks, marble counters, wallpaper, tiled shower, lighted mirrors, and a large soaker tub. The second bedroom, located on the opposite side of the condo, also enjoys river views and features a custom closet system, while the second bathroom includes marble countertops, tiled flooring, lighted mirrors, and a tiled shower, located conveniently next to the laundry closet. This unit comes with 2 underground parking stalls and 2 extra-large storage units, and residents enjoy premium amenities including a 24-hour concierge, gym, hot tub, sauna, social room, car wash bay in underground parking, and rentable guest suite. Located next to the Bow River pathway system, steps to Prince's Island Park, and all the shops and restaurants of downtown, this ...

4pc Bathroom 4.92 Ft x 8.75 Ft

5pc Bathroom 8.83 Ft x 8.83 Ft

Bedroom 12.42 Ft x 8.83 Ft

Kitchen 9.33 Ft x 13.58 Ft

Living room 12.58 Ft x 22.58 Ft

Primary Bedroom 13.08 Ft x 8.92 Ft

Listing Presented By:



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