



## 515 4 Avenue Calgary Alberta

\$339,900

Discover this south-facing 3rd-floor unit, perfectly positioned to offer stunning views of the downtown skyline from one of the best vantage points in the building. Step inside to find a practical layout featuring two bedrooms and two full bathrooms. The primary bedroom is complemented by a 4-piece ensuite, while the second bedroom is conveniently located across from a fully tiled 3-piece "euro bath." The unit is designed with laminate flooring throughout and an open-concept kitchen equipped with white glossy cabinets, quartz countertops, mosaic tile backsplash, a gas stovetop, and integrated appliances including a fridge and dishwasher. Additional comforts include a separate entrance off the elevated back patio, an electric fireplace in the spacious living room, and a layout that is functional for furniture arrangements. This unit also comes with a storage locker and a titled underground parking stall, enhancing convenience. Residents enjoy access to premium building amenities such as TWO rooftop patios with expansive city views, a well-equipped gym, a dog wash station, and an app-based entry system for secure delivery management. Located in one of Calgary's most desired inner-city communities-Bridgeland! (id:6769)

Other 4.00 Ft x 6.00 Ft

Other 9.92 Ft x 12.50 Ft

Living room 10.83 Ft x 12.58 Ft

Primary Bedroom 8.75 Ft x 10.42 Ft

Bedroom 8.42 Ft x 9.83 Ft

Laundry room 2.92 Ft x 2.92 Ft

3pc Bathroom 3.00 Ft x 6.75 Ft

4pc Bathroom 5.00 Ft x 7.67 Ft

Other 5.25 Ft x 7.50 Ft

Listing Presented By:



Originally Listed by:  
Royal LePage Benchmark



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca