



## 118 Waterfront Court Calgary Alberta

\$489,900

Charming END-UNIT condo with 2 bedrooms and 2 bathrooms AND 2 UNDERGROUND SIDE BY SIDE PARKING STALLS, located in the highly sought-after Waterfront in Eau Claire. Situated in one of the best locations in Downtown Calgary, you have direct access to the Bow River pathway right downstairs. This unit boasts NEW PAINT throughout, pristine luxury wide plank flooring, a 9-foot ceiling, a gas stove, air conditioning, stainless steel appliances, and views of the river, Additional amenities include all-day concierge service, a fully equipped gym, and an owners' lounge, enhancing your living experience. With Prince's Island Park as your backyard, you can enjoy serene walks and vibrant city life simultaneously. Greenline construction underway! Don't miss out on this exceptional opportunity--contact your agent today to schedule a viewing! (id:6769)

Living room 14.08 Ft x 8.17 Ft

Kitchen 4.33 Ft x 13.25 Ft

Bedroom 10.08 Ft x 8.83 Ft

3pc Bathroom 7.83 Ft x 4.83 Ft

Bedroom 8.75 Ft x 9.42 Ft

4pc Bathroom 7.83 Ft x 4.83 Ft

Laundry room 2.92 Ft x 2.92 Ft

Other 5.83 Ft x 9.92 Ft

Listing Presented By:



Originally Listed by:  
2% Realty

<http://www.donwong.ca/>

**RE/MAX Realty Professionals**

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
darylcarlson@shaw.ca