



205 Riverfront Avenue Calgary Alberta

\$299,900

Modern, marvellous + move-in ready under \$300K and steps to the river! Fall in love with this completely renovated space featuring new flooring, paint, light fixtures while showing off the big windows and west exposure. The dedicated office/den area is a nice surprise upon entering - perfect for those flex days at home. The glamorous kitchen radiates with granite counters, stainless steel appliances, subway backsplash + maple cabinetry. Migrate over to the large amalgamated dining + living areas while appreciating the curved feature wall and views out to the west. Step out to the 100 sqft, treed-in balcony to really get a feel of privacy. A spacious bedroom awaits and you have to see the super cool metal piping organizers in the walk-in closet! The consistent trends continue to the picturesque bathroom with dual taps and you're also able to check off in-suite laundry from your 'must have' list. The unit comes with heated, underground parking and smart tech lighting, thermostat + keyless entry. It's evident that this location is centered around an active lifestyle: close proximity to the river pathways, grocery, coffee shops, restaurants, +15 system, c-train line, downtown office core and the brand new Eau Claire mixed use project in the coming years. (id:6769)

Kitchen 9.50 Ft x 8.83 Ft
Dining room 8.42 Ft x 9.08 Ft
Living room 13.67 Ft x 17.67 Ft
Foyer 8.00 Ft x 9.00 Ft

Bedroom 9.08 Ft x 13.75 Ft
4pc Bathroom 9.92 Ft x 6.25 Ft
Storage 4.33 Ft x 4.92 Ft
Other 18.25 Ft x 5.25 Ft

Listing Presented By:



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CIR Realty

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RE/MAX Realty Professionals

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