



205 Riverfront Avenue Calgary Alberta

\$450,000

This spacious corner unit boasts floor-to-ceiling windows that offer stunning views of the Bow River and the downtown skyline. The open, thoughtfully designed layout includes 9-foot ceilings and elegant hardwood floors. The central kitchen features a convenient eating bar and modern stainless steel appliances. There have been many upgrades over the past year, solar-powered smart blinds, knockdown ceilings, pot lights throughout, a new kitchen backsplash with built-in niches, and quartz countertops. The living room is warm and inviting, with a cozy gas fireplace, built-in shelving, and a patio door that opens to a large, private balcony. The primary bedroom includes a walk-in closet and an ensuite bath, while the generously sized second bedroom is situated on the opposite side of the unit for added privacy and has easy access to the second bathroom. Additional highlights include air conditioning, heated underground parking for one vehicle, and in-suite laundry with extra storage. This prime location is just steps away from the river, Eau Claire, and the city center, with restaurants, bars, entertainment venues, theatres, museums, the Bow River, Chinatown, East Village, transit/LRT, and churches all within walking distance. (id:6769)

Primary Bedroom 16.50 Ft x 12.67 Ft

Bedroom 11.33 Ft x 10.75 Ft

3pc Bathroom 5.58 Ft x 6.92 Ft

4pc Bathroom 7.50 Ft x 5.92 Ft

Dining room 13.75 Ft x 10.33 Ft

Foyer 10.17 Ft x 7.17 Ft

Kitchen 11.42 Ft x 7.83 Ft

Living room 12.42 Ft x 13.08 Ft

Listing Presented By:



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RE/MAX Realty Professionals

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

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