



## 2117 81 Street Calgary Alberta

\$332,900

Elevated urban living awaits in this exquisite top-floor one-bedroom, one-bathroom residence in the sought-after community of Springbank Hill. Situated in a newer, impeccably maintained building, this sophisticated home showcases a sleek open-concept design, refined modern finishes, and an abundance of natural light throughout. The expansive private balcony offers a serene extension of the living space—perfect for entertaining or unwinding in a quiet, elevated setting. The property is currently tenant occupied, generating \$2,300 per month on a flexible month-to-month basis. Furnishings may be included, subject to negotiation, providing added convenience and value. Surrounded by upscale shopping, dining, and everyday amenities, this prime Springbank Hill location offers seamless access to major routes and transit while maintaining a sense of privacy and exclusivity. A rare offering that blends lifestyle and location in one of Calgary's most prestigious southwest communities. The unit includes an underground parking stall and a dedicated storage locker for added convenience. (id:6769)

Living room 12.17 Ft x 8.92 Ft

Dining room 5.42 Ft x 10.92 Ft

Kitchen 7.17 Ft x 11.75 Ft

Bedroom 9.08 Ft x 10.75 Ft

4pc Bathroom 8.00 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:  
TREC The Real Estate Company

**RE/MAX Realty Professionals**

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

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