

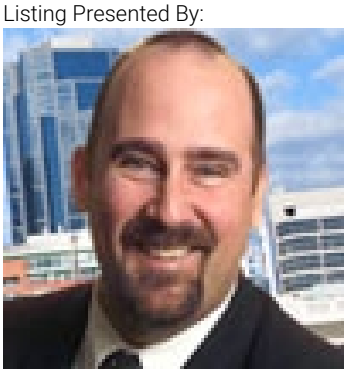
46 9 Street Calgary Alberta

$307,500

Welcome to luxury living in the heart of Bridgeland! This beautiful 1-bedroom, 1-bathroom home offers the perfect blend of style, comfort, and convenience. Thoughtfully designed with premium finishes throughout, this like-new condo features central A/C, a Nest thermostat, luxury vinyl plank flooring throughout, quartz countertops, and a gourmet kitchen equipped with KitchenAid and Fisher & Paykel stainless steel appliances. Enjoy the convenience of a gas line on the private balcony for year-round BBQs, plus titled underground parking and a storage locker located on the same floor. Perfectly situated just steps from the C-Train, scenic bike paths, parks, and Bridgeland's vibrant selection of cafes, restaurants, and boutique shops, this location truly has it all. Bridgeland Crossings is a sought-after, pet-friendly building (allowing up to two pets of any size with board approval) and offers exceptional amenities, including a fully equipped fitness centre, yoga studio, theatre/party room, guest suite, dog wash station, community garden, and plenty of visitor parking. Currently tenant occupied, with tenants who would love to stay, making this an excellent opportunity for both investors and future homeowners. Book your private showing today! (id:6769)

Bedroom 9.84 Ft x 9.51 Ft
Laundry room 4.92 Ft x 5.15 Ft
Living room/Dining room 20.01 Ft x 11.25 Ft
Kitchen 6.76 Ft x 7.35 Ft
4pc Bathroom 7.92 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:
Royal LePage Benchmark

RE/MAX Realty Professionals

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