



738 1 Avenue Calgary Alberta

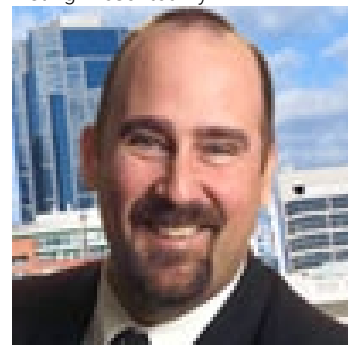
\$1,948,000

Experience luxury riverfront living at its finest in The Concord -- Calgary's most esteemed architectural icon. Perfectly positioned along the Bow River in the heart of Eau Claire, this exceptional 3-bedroom, 2.5-bath residence offers just over 1,780 sq.ft. of refined living space, blending timeless design with unmatched convenience and natural beauty. Inside, sophisticated craftsmanship and floor-to-ceiling windows frame breathtaking river and Eau Claire views, while two private balconies create seamless indoor-outdoor living. The gourmet kitchen features high-end appliances and elegant finishes that integrate harmoniously into the open-concept dining and living areas -- ideal for relaxing or entertaining. The luxurious primary retreat feels like a true sanctuary, complete with a spa-inspired ensuite featuring a deep soaker tub, dual vanities, and exquisite custom details. Two additional bedrooms offer flexibility for guests, family, or a home office, while the stylish half bath ensures convenience for visitors. A rare privilege in downtown living, this home includes its own private double garage and direct access via a private in-suite elevator, elevating both privacy and exclusivity. The Concord redefines luxury living with amenities beyond expectation. Residents enjoy 24-hour concierge and security, a state-of-the-art fitness centre, and an elegant Social Lounge with catering kitchen, bar, and lounge -- perfect for private events. Outdoors, the serene water garden features firepits and a covered outdoor kitchen, transforming into a one-of-a-kind private skating rink in the winter. The underground parkade caters to the automotive enthusiast with a heated entrance, wheel wash system, hand wash bay, and touchless car wash. All of this is set within Calgary's most coveted inner-city location, surrounded by waterfront pathways, lush parks, and world-class dining. You are ...

2pc Bathroom 8.58 Ft x 5.00 Ft
4pc Bathroom 5.08 Ft x 9.50 Ft
5pc Bathroom 8.17 Ft x 9.00 Ft
Other 17.75 Ft x 6.92 Ft
Other 9.00 Ft x 17.00 Ft
Bedroom 18.92 Ft x 10.33 Ft

Bedroom 15.75 Ft x 10.50 Ft
Primary Bedroom 25.50 Ft x 12.67 Ft
Dining room 14.83 Ft x 10.92 Ft
Foyer 6.67 Ft x 15.92 Ft
Kitchen 14.83 Ft x 15.42 Ft
Living room 28.33 Ft x 18.00 Ft

Listing Presented By:



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