

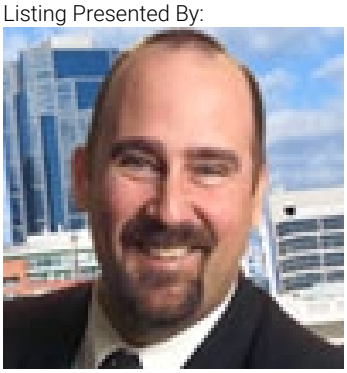
801 2 Avenue Calgary Alberta

$450,000

Welcome to this beautifully maintained 30+ adult living building, ideally situated in a quiet cul-de-sac just steps from the Bow River and Calgary's vibrant downtown core. This spacious 2-bedroom, 2-bathroom suite features an open-concept floor plan designed for comfortable living and effortless entertaining. The gourmet kitchen is appointed with quartz countertops, a convection oven, built-in microwave/exhaust fan, and built-in refrigerator, all overlooking the bright and inviting living area which make for a great place to entertain friends and family.Floor-to-ceiling windows fill the home with natural light while showcasing picturesque views of the Bow River and downtown skyline above the treetops. Step outside to the expansive private balcony, complete with a gas BBQ hookup--perfect for relaxing or entertaining guests.The primary bedroom offers a walk-in closet and a private 4-piece ensuite. The second bedroom features custom built-ins, creating an ideal home office or guest space. A dedicated laundry room with additional storage adds convenience and functionality. Residents of the highly sought-after Eau Claire Lookout enjoy exceptional amenities, including premium building security, a beautifully renovated lobby lounge, a fully equipped fitness centre, and a main-floor social room available for private gatherings. For relaxation, take advantage of the stunning 10th-floor outdoor sun deck and herb garden, or retreat to the 14th-floor library, complete with a cozy fireplace and panoramic city views. Step outside your front door and immediately connect to Calgary's extensive river pathway system, scenic pedestrian bridges, parks, shopping, and dining. This is riverside urban living at its finest--offering an unmatched combination of tranquility, convenience, and walkability.. (id:6769)

Living room 5.42 M x 4.69 M
Kitchen 3.40 M x 2.50 M
Dining room 3.12 M x 2.51 M
Primary Bedroom 3.80 M x 5.49 M
Bedroom 3.80 M x 2.74 M
4pc Bathroom 2.70 M x 1.59 M
3pc Bathroom 3.13 M x 1.93 M

Listing Presented By:



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RE/MAX Realty Professionals

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