

\$499,000 - 804, 38 9 Street Ne, Calgary

MLS® #A1128644

\$499,000

2 Bedroom, 2.00 Bathroom, 985 sqft
Residential on 0.00 Acres

Bridgeland/Riverside, Calgary, Alberta

OPEN HOUSE SUNDAY 1-4. Welcome home to your new inner-city 2 bed 2 bath condo with almost 1000 SQFT located in one of the trendiest communities of downtown Calgary, Bridgeland Riverside. Located on the banks of the Bow River, this urban gem has some of the best eateries, lounges, pubs, cultural-sense, historical settings, greenery, pathways, biking & much much more. Not to mention access to Calgary's city transit is at your fingertips. Wake up with your morning coffee and watch the sunrise. Have a cozy winter night wrapped up on your couch while watching the sunset. With this place, you get the best of both worlds. Natural light floods into the entire home. The kitchen is sleek, clean & well-designed w/ SS high-end appliances including a gas cooktop & quartz counters. Retreat at your leisure to the master suite, bedroom ensemble, no problem. Walk-in master closet, YES please! Ensuite for relaxing comes w/ a stand-up shower & separate soaker tub. Parking, this unit has the best parking located next to the elevator, which makes carrying up groceries the most convenient. Also, the storage locker is located on the same floor as the suite. Meticulously kept & well thought out for ease of condo living, you literally have it all. These owners bought this place back in 2015 when the building was built, the unit has been stayed in for less than a year. The community also boasts an on-site gym, yoga room, party room, theatre room, courtyard space w/ garden plots & BBQ's, a putting green & not to mention its



very dog-friendly w/ dog wash bay in the parkade. This home will sell fast so call today for your private showing so we can get you settled.

Built in 2015

Essential Information

MLS® #	A1128644
Price	\$499,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	985
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Apartment, High-Rise (5+)
Status	Active

Community Information

Address	804, 38 9 Street Ne
Subdivision	Bridgeland/Riverside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 7X9

Amenities

Amenities	Elevator(s), Fitness Center
Parking Spaces	1
Parking	Parkade

Interior

Interior Features	Elevator, Kitchen Island, Walk-In Closet(s)
Appliances	Built-In Gas Range, Built-In Oven, Dishwasher, Microwave, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	Central Air
# of Stories	11

Exterior

Exterior Features	Courtyard
Lot Description	Landscaped, Views
Roof	Tar/Gravel
Construction	Brick, Concrete, Metal Siding

Additional Information

Date Listed	July 22nd, 2021
Days on Market	97
Zoning	DC

Listing Details

Listing Office	EXP REALTY
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