

\$1,650,000 - 302, 88 Waterfront Mews Sw, Calgary

MLS® #A2102859

\$1,650,000

2 Bedroom, 3.00 Bathroom, 1,865 sqft

Residential on 0.00 Acres

Chinatown, Calgary, Alberta

Introducing the crowning achievement of Anthem Properties' Waterfront Residences in Calgary, the final phase of their distinguished development. A boutique building featuring only seven meticulously designed private residences. Including this awe-inspiring third floor suite with huge patio! Prepare to be captivated by the views from the expansive floor-to-ceiling windows, offering a view of the majestic Bow River. Every facet of this residence exudes sophistication, from the wide plank, engineered hardwood flooring to the state-of-the-art Wolf and Sub-Zero appliances, elegant Grohe fixtures, and exquisite quartz and granite finishes throughout. Flowing seamlessly from the living area is a gourmet kitchen, equipped with a pantry designed to satisfy the culinary connoisseur within you. Beyond lies a 800 sq.ft. outdoor oasis, accessible through double patio doors, poised to transform into your personal sanctuary for al fresco dining and relaxation. The primary suite is a perfect blend of comfort, style and functionality. A spacious walk-in closet and an en-suite that rivals a spa retreat, featuring a slipper tub, a sleek glass-enclosed shower, and double sinks for an indulgent start and end to your day. The second bedroom features a private en-suite, ensuring comfort and privacy for your guests. The suite is further complemented by a den for your home office, a full laundry room, and a powder room. For your convenience, two parking stalls, a private storage locker room, and dedicated



bike storage await you in the secure underground parkade. For those seeking an active lifestyle, the Bow River Pathway is a mere stone's throw away, providing direct access to the lush expanse of Prince's Island Park or the vibrant energy of downtown Calgary's coffee shops and restaurants. This is more than just a residence; it is a testament to a lifestyle characterized by unparalleled luxury. Welcome to your new home at Anthem Properties' Waterfront, where every moment is an immersive experience of refinement and indulgence.

Built in 2019

Essential Information

MLS® #	A2102859
Price	\$1,650,000
Sold Price	\$1,615,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,865
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	302, 88 Waterfront Mews Sw
Subdivision	Chinatown
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 1R4

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Guest Suite, Visitor Parking
Parking Spaces	2
Parking	Assigned, Underground

Interior

Interior Features	High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, Open Floorplan, Pantry, Quartz Counters
Appliances	Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave, Refrigerator, Washer, Wine Refrigerator
Heating	Fan Coil, Fireplace(s), Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	4

Exterior

Exterior Features	Courtyard
Construction	Concrete, Metal Siding, Stone, Stucco

Additional Information

Date Listed	January 26th, 2024
Date Sold	March 15th, 2024
Days on Market	49
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	Sotheby's International Realty Canada
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