

\$285,000 - 706, 205 Riverfront Avenue Sw, Calgary

MLS® #A2129962

\$285,000

1 Bedroom, 1.00 Bathroom, 802 sqft

Residential on 0.00 Acres

Chinatown, Calgary, Alberta

Discover this 7th-floor, 802 sqft condo boasting breathtaking river and city vistas. Floor-to-ceiling windows flood the space with natural light, showcasing the vibrant downtown scene, parks, and serene river views. Revel in the spaciousness of this open-plan layout, accentuated by 9 ft. ceilings, central air conditioning, and a prominent gas fireplace. All new quartz countertops and fresh paint add a modern touch to this already stunning home. The kitchen features updated shaker-style doors, stainless steel appliances, a peninsula island with an eating bar, and sleek quartz countertops. Retreat to the primary suite, offering picturesque downtown views and a luxurious 4 pc ensuite bathroom. The generously sized den can easily be transformed into an office or additional bedroom as needed. Convenient in-suite laundry is tucked away in its own room alongside the in-suite storage. Enjoy the convenience of titled heated underground parking, with stall B97 included. This prime unit faces the river and park, offering enhanced privacy and serene surroundings. Take advantage of the building's concierge service, available Monday to Friday. Situated in the heart of downtown, this condo provides easy access to the riverside walking/running paths, the Center Street bridge, Sien Lok Park, Eau Claire Market, boutique shops, coffee houses, and restaurants. Embrace urban living at its finest, with proximity to grocery stores, the +15



system, the C-train line, and the downtown office core. Don't miss out on the opportunity to make this exquisite residence your own.

Built in 2001

Essential Information

MLS® #	A2129962
Price	\$285,000
Sold Price	\$291,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	802
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	706, 205 Riverfront Avenue Sw
Subdivision	Chinatown
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 5K4

Amenities

Amenities	Elevator(s), Secured Parking, Storage
Parking Spaces	1
Parking	Stall, Titled, Underground

Interior

Interior Features	Built-in Features, High Ceilings, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer
Heating	Baseboard, Natural Gas

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
# of Stories	11

Exterior

Exterior Features	Balcony
Construction	Brick, Concrete, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	May 7th, 2024
Date Sold	May 18th, 2024
Days on Market	11
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	Coldwell Banker Mountain Central
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