

\$399,000 - 205, 540 34 Street Nw, Calgary

MLS® #A2143132

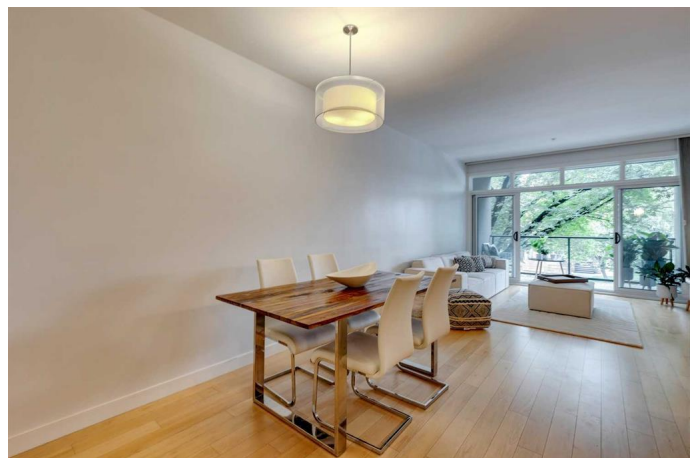
\$399,000

2 Bedroom, 2.00 Bathroom, 1,014 sqft

Residential on 0.00 Acres

Parkdale, Calgary, Alberta

Experience modern luxury living in this upgraded 2-bed, 2-bath condo in the "Riverton at Parkdale." With a spacious, open floor plan, 9' ceilings, and reams of natural light, this 1,014 sq. ft. residence offers a sleek and elegant atmosphere. The gourmet kitchen boasts premium granite, upgraded cabinets, top-line appliances, and the added comfort of radiant in-floor heating. The living/dining room opens to a lovely covered balcony with lush greenery. The primary suite features a lavish 5-piece ensuite with dual ceramic basins and a thoughtful wardrobe system, while the balcony provides tranquil park views. Take advantage of the unique rooftop patio for stunning cityscape vistas. Convenient underground parking and storage facilities are included. Located just steps from the Lazy Loaf & Kettle, one of Calgary's most popular bakeries and caf  s, this condo offers a park setting with one of the most accessible locations Calgary has to offer. Nestled in a community surrounded by the University of Calgary, downtown, and the Foothills Hospital, you can balance work and play by being equally close to the renowned Bow River and pathway system. Embrace a lifestyle that combines modern elegance, access to nature, and convenient living. Currently rented for \$2,800/month, invest in yourself or start building your real estate portfolio on the fundamentals: location, location, location. Don't miss out on this remarkable condo in "Riverton at Parkdale" â   book your showing



today.

Built in 2010

Essential Information

MLS® #	A2143132
Price	\$399,000
Sold Price	\$380,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,014
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	205, 540 34 Street Nw
Subdivision	Parkdale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 2X7

Amenities

Amenities	Bicycle Storage, Elevator(s), Gazebo, Park, Roof Deck, Secured Parking, Storage
Parking Spaces	1
Parking	Heated Garage, Stall, Titled, Underground

Interior

Interior Features	Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Hot Water, Natural Gas, Radiant

Cooling	None
# of Stories	4

Exterior

Exterior Features	Storage
Roof	Rubber
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 23rd, 2024
Date Sold	July 7th, 2024
Days on Market	14
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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