

\$499,999 - 106, 46 9 Street Ne, Calgary

MLS® #A2145458

\$499,999

2 Bedroom, 2.00 Bathroom, 901 sqft

Residential on 0.00 Acres

Bridgeland/Riverside, Calgary, Alberta

Say hello to your new home in trendy Bridgeland! This beautiful 2 bedroom, 2 bathroom condo has exclusive walk-up street access, to make this stylish unit feel more like a townhome in inner-city Calgary. This one of a kind unit has over \$50K above base unit upgrades and a large private patio, measuring over 400 sq ft! This unit itself is just over 900sq ft., has 9ft. ceilings, and features a modern open-concept kitchen/living room area; complete with stainless steel appliances, quartz countertops, a gas stove, and a custom-designed lighting feature in the living space. The master bedroom has large windows, a walk-in closet, built in wardrobe system, and private 4 piece ensuite bathroom - completely upgraded with European tiling, a dual vanity, quartz countertops, walk in shower, spa shower head, and more. The second bedroom on the opposite side of the unit also has its own upgraded 4 piece ensuite bathroom, and a large closet! This unit is Air-conditioned, has in unit laundry, a titled underground heated parking spot, and assigned locker storage! Pet friendly, with board approval. Building contains two fitness centres, a yoga room, rooftop courtyard with communal BBQ area, putting green, and communal garden, as well as; bike storage, entertainment lounge, and theatre room. The building is just steps away from coffee shops, restaurants, medi-spas™s, parks, schools, LRT, and more. Only a 5 minute drive into downtown Calgary! Book a showing at this



beautiful unit today!

Built in 2016

Essential Information

MLS® #	A2145458
Price	\$499,999
Sold Price	\$482,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	901
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	106, 46 9 Street Ne
Subdivision	Bridgeland/Riverside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 7Y1

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Parking, Party Room, Roof Deck, Storage, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground

Interior

Interior Features	No Animal Home, No Smoking Home, Quartz Counters, Storage
Appliances	Dishwasher, Dryer, Gas Stove, Microwave, Oven, Refrigerator, Washer
Heating	Baseboard
Cooling	Central Air
# of Stories	7

Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard, Private Entrance
Construction	Concrete

Additional Information

Date Listed	June 28th, 2024
Date Sold	August 12th, 2024
Days on Market	45
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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