

\$375,000 - 425, 88 9 Street Ne, Calgary

MLS® #A2145803

\$375,000

1 Bedroom, 1.00 Bathroom, 556 sqft

Residential on 0.00 Acres

Bridgeland/Riverside, Calgary, Alberta

RADIUS in Bridgeland has earned the prestigious LEED Platinum Certification, awarded for the highest standard in green building practices. It's a BIG deal! That's why this well designed unit is desirable to someone concerned about the environment and sustainability. This unit has been intentional in its design with 1 bedroom and 1 - 4 piece bathroom. The U-shaped kitchen showcases flat-panel cabinets, white quartz countertop, top of the line stainless steel Bosch appliances - microwave hood fan, dishwasher, gas cooktop, and Fisher & Paykel refrigerator. The stunning 4 piece bathroom has marble-themed tile, quartz countertop, a frameless glass shower and separate bathtub. Between the luxurious bathroom and bedroom there is a walk-through closet. The private SE-facing balcony is sheltered on three sides and has a gas BBQ outlet with a door leading back into the living room. A dining room table and chairs works well in this room with a pendant light adding a stylish touch to the area. This unit has floor to ceiling windows in both the living room and bedroom, it has central air, an in-suite washer and dryer, 9 foot ceilings, titled parking, and separate storage. This building is even pet friendly. There is an abundance of amenities including an 8000 SQFT rooftop terrace with BBQ, community garden, and stunning downtown views. There are four fitness rooms (spin, yoga room, cardio, weight training), dog washing room, car wash, bike storage, and workshop. Radius is across the



street from the beautiful Murdoch Park which offers activities year round. Enjoy the Bow River pathway, just steps away. A dog off-leash park is just a few blocks away. The airport is a 15 minutes drive and the CTrain is just a 2 block walk. Restaurants, cafes, grocery stores are conveniently located near Radius. Take time to view the virtual tour. There are so many benefits to living in a LEEDS Platinum building, but the best one is living in a home that will make you happy. This one will.

Built in 2019

Essential Information

MLS® #	A2145803
Price	\$375,000
Sold Price	\$374,500
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	556
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	425, 88 9 Street Ne
Subdivision	Bridgeland/Riverside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 4E1

Amenities

Amenities	Bicycle Storage, Car Wash, Elevator(s), Fitness Center, Roof Deck,
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	Secured Parking
Parking Spaces	1
Parking	Off Street, Parkade, Stall, Titled, Underground

Interior

Interior Features	Breakfast Bar, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Garage Control(s), Gas Cooktop, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Fan Coil, Forced Air, Natural Gas
Cooling	Central Air
# of Stories	7

Exterior

Exterior Features	Balcony
Roof	Membrane
Construction	Brick, Concrete, Metal Siding

Additional Information

Date Listed	July 8th, 2024
Date Sold	July 19th, 2024
Days on Market	11
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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