# \$495,000 - 207, 38 9 Street Ne, Calgary

MLS® #A2261299

### \$495,000

2 Bedroom, 2.00 Bathroom, 837 sqft Single Family on 0.00 Acres

Bridgeland/Riverside, Calgary, Alberta

Tired of the Concrete Jungle? Experience urban living at its finest in this exceptional courtyard-level condo with direct access to a stunning garden sanctuary. This inviting 2 bedroom, 2 bathroom home offers the perfect blend of city convenience and serene tranquility. Imagine hosting al fresco dinners with friends, tending to your favourite plants, or simply unwinding with a good book in your peaceful outdoor oasis. Inside, you'll discover a thoughtfully designed open-concept layout featuring soaring 9-foot ceilings, elegant guartz countertops, and a gourmet kitchen equipped with top-of-the-line appliances, including a gas cooktop and built-in oven. Retreat to your primary bedroom – a spacious sanctuary with ample room for a king-sized bed, a well-appointed 4-piece ensuite, and an abundance of closet space. The generously sized second bedroom offers versatility as a guest suite or comfortable home office. Rest easy knowing your vehicle is secure in the titled underground parking stall, protected from the elements year-round. Plus, enjoy the convenience of a separate storage unit to keep your belongings organized and easily accessible. This pet-friendly building offers fantastic amenities including a fitness room, party room, bike storage, and community gardens. Immerse yourself in Bridgeland's vibrant cultural scene with easy access to shops, cafes, and restaurants. And when you need a dose of nature, escape to nearby parks, the Bow River pathway, or your







own private courtyard patio. More than just a condo, this is an urban sanctuary where you can embrace the best of both worlds. Live effortlessly, work efficiently, and recharge in nature – all from this exceptional Bridgeland address. Be sure to check out the virtual tour! (id:6289)

#### Built in 2015

### **Essential Information**

Listing # A2261299
Price \$495,000

Bedrooms 2
Bathrooms 2.00
Square Footage 837
Acres 0.00
Year Built 2015

Type Single Family

Sub-Type Condominium/Strata

# **Community Information**

Address 207, 38 9 Street Ne Subdivision Bridgeland/Riverside

City Calgary
Province Alberta
Postal Code T2E7X9

#### **Amenities**

Amenities Park, Playground, Schools, Shopping, Exercise Centre, Party Room

Features No Smoking Home, Parking

Parking Spaces 1

Parking Garage, Heated Garage, Underground

# of Garages 1

### Interior

Appliances Refrigerator, Range - Gas, Dishwasher, Microwave, Hood Fan, Window

Coverings, Garage door opener, Washer/Dryer Stack-Up

Cooling Central air conditioning

# of Stories 10

### **Exterior**

Exterior Brick, Concrete
Construction Poured concrete
Foundation Poured Concrete

## **Listing Details**

Listing Office TREC The Real Estate Company





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