

307, 88 9 Street NE
Calgary, Alberta

MLS # A2166760



\$455,000

Division:	Bridgeland/Riverside		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment		
Size:	636 sq.ft.	Age:	2019 (5 yrs old)
Beds:	2	Baths:	2
Garage:	Garage Door Opener, Parkade, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Membrane	Condo Fee:	\$ 452
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Metal Siding	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Built-in Features, Kitchen Island, No Smoking Home		

Inclusions: Refrigerator, Stove, Dishwasher, Microwave, Washer, Dryer, Window Coverings

Experience the convenience of inner city living in this beautiful 2 bedroom, air conditioned condo. The Radius building in the heart of Bridgeland boasts multiple amenities such as a dog washing station, multiple gyms & exercise studios, car wash, rooftop patio/garden, full concierge service, along with being located steps away from a number of trendy shops, restaurants, and LRT. Upon entry, the unit is filled with an abundance of light coming in from the large west facing windows. The freshly painted walls make for a very bright and open feel. Laminate floors guide you to a large kitchen complete with quartz backsplash and countertops, high-end appliances, a breakfast bar, and ample cabinet space. The kitchen opens to a living room with double sliding doors out to the full length west facing balcony overlooking the park and downtown Calgary. The large primary bedroom boasts a beautiful view of downtown Calgary, a good sized closet and a luxurious 3 piece ensuite. This unit is complete with a 4 piece main bathroom, in suite laundry, and a second bedroom - great for a home office. Enjoy the convenience of a titled, underground parking stall, as well as all the benefits this building has to offer. Within 5 minutes to Deerfoot trail, minutes to downtown, walking distance to schools, and multiple amenities, this unit is perfect for the single professional. Exceptional value!