

**230, 88 9 Street NE
 Calgary, Alberta**

MLS # A2275732

\$439,900

Division: Bridgeland/Riverside

Type: Residential/High Rise (5+ stories)

Style: Apartment-Single Level Unit

Size: 703 sq.ft. **Age:** 2019 (7 yrs old)

Beds: 2 **Baths:** 2

Garage: Underground

Lot Size: -

Lot Feat: -

Water: -

Sewer: -

Condo Fee: \$ 515

LLD: -

Zoning: DC

Utilities: -

Heating: Fan Coil
Floors: Hardwood
Roof: -
Basement: -
Exterior: Aluminum Siding , Brick
Foundation: -
Features: Breakfast Bar, See Remarks

Inclusions: Murphy bed

Welcome to this premium inner-city condo offering a thoughtfully designed two-bedroom layout ideal for modern urban living. A light colour palette and engineered hardwood flooring create a bright and inviting feel throughout. The kitchen is beautifully finished with quartz countertops, premium Bosch appliances, and a gas range, combining style with everyday practicality. South-facing windows flood the home with natural light throughout the day, enhancing the open and airy feel of the space. The primary bedroom includes a private ensuite bathroom, and features smart storage solutions, with discreet cabinetry above the bathroom mirror. The functional second bedroom features a built-in Murphy bed, allowing the space to easily transition between a comfortable guest room and a dedicated home office. A standout feature is the large storage room and laundry area, a rare offering in condo living that provides exceptional functionality and organization. Residents of this building enjoy concierge service along with an impressive selection of amenities, including two fully equipped gyms, a dedicated spin room, and a yoga studio. The rooftop patio offers outstanding views of downtown, comfortable seating area and vegetable boxes. Additional conveniences include a car wash, secure bike storage, and a dog wash, all designed to enhance everyday condo living. Freshly painted and impeccably maintained, this condo is located in a well-appointed building that delivers quality construction and an exceptional inner-city lifestyle with easy access to dining, shopping, and transit. Make Bridgeland your home today.