

628, 88 9 Street NE
Calgary, Alberta

MLS # A2337052



\$450,000

Division:	Bridgeland/Riverside		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	694 sq.ft.	Age:	2019 (7 yrs old)
Beds:	2	Baths:	2
Garage:	Off Street, Oversized, Parkade, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Central	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 515
Basement:	-	LLD:	-
Exterior:	Brick, Concrete	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Built-in Features, Closet Organizers, High Ceilings, Open Floorplan, Pantry, Quartz Counters, Storage		

Inclusions: Wall bed/desk, Nest thermostat

---OPEN HOUSE: Saturday from 10 AM- 12PM (Aug 22nd)-----Welcome to Radius, the best building in Bridgeland! Positioned on the sixth floor of this solid concrete seven storey building, this bright, recently painted two bedroom, two bathroom residence offers almost 700 square feet of thoughtfully designed, move-in ready space with an open concept layout connecting the kitchen, dining, and living areas. The second bedroom comes with a Murphy bed that folds away into a desk, giving you a guest room and home office in one. The unit includes an oversized titled underground parking stall and an additional storage locker on the same floor, a rare and practical bonus. The building offers amenities that rival many luxury developments, including Concierge service, a Fitness Centre, spin studio, Yoga studio, Recreation spaces, and a massive Rooftop with some of the most amazing views of the Calgary skyline, all within a well managed concrete building. Located in the heart of Bridgeland, you're steps from parks, the Bow River pathway system, and a growing food scene, including the new Mari bakery and several recently opened Japanese restaurants, plus caf  s, boutique shopping, and local markets, with easy access to downtown and the nearby LRT station.