



**GRASSROOTS**  
REALTY GROUP

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**A121, 2026 81 Street SW  
Calgary, Alberta**

**MLS # A2252937**



**\$399,900**

<b>Division:</b>	Springbank Hill		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	790 sq.ft.	<b>Age:</b>	2027 (-2 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 193
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Wood Frame	<b>Zoning:</b>	M-H1 h25
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s)		

**Inclusions:** N/A

This pre-construction 2-bedroom, 1-bathroom condo offers 790 sq. ft. of modern living with 9+ ft. ceilings, quartz countertops, and expansive windows that flood the space with natural light while showcasing breathtaking mountain views. Scheduled for delivery in Summer 2027 (or sooner), the home includes titled underground parking, private storage, and access to a common area car wash. Residents will also enjoy a stunning rooftop patio complete with panoramic mountain views, BBQ stations, and a cozy bonfire area, perfect for entertaining or relaxing. With ownership available for as little as 5% down (payment plan available), this is an outstanding opportunity to secure a stylish home or investment at today's prices.