



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

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

MLS # A2280100



\$393,750

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

Heating:	Baseboard	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 186
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	M-H1 h25
Foundation:	-	Utilities:	-
Features:	Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s)		

Inclusions: N/A

ROOFTOP PATIO & STUNNING MOUNTAIN VIEWS. This pre-construction 2-bedroom, 1-bathroom condo offers a thoughtfully designed layout with approximately 607 sq. ft. of contemporary living space. Featuring 9+ ft. ceilings, sleek quartz countertops, and large windows, the home is bathed in natural light while capturing spectacular mountain views. Scheduled for Summer 2027 possession (or earlier), the unit includes titled underground parking, private storage, and access to a common-area car wash. Residents will enjoy an impressive rooftop patio complete with panoramic mountain views, BBQ stations, and a bonfire lounge—ideal for entertaining or unwinding. The community is designed for convenience and lifestyle, offering a dog park, pet wash station, and an array of nearby restaurants and retail shops for everyday needs. Air conditioning is included as a limited-time incentive, and with ownership options starting from just 5% down (flexible payment plans available), this is an outstanding opportunity to secure a modern home or investment at today's prices.