



GRASSROOTS
REALTY GROUP

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**459, 333 Riverfront Avenue SE
Calgary, Alberta**

MLS # A2281688



\$325,000

Division:	Downtown East Village		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	909 sq.ft.	Age:	2000 (26 yrs old)
Beds:	2	Baths:	2
Garage:	Assigned, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 955
Basement:	-	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	CC-ET
Foundation:	-	Utilities:	-
Features:	Built-in Features, Ceiling Fan(s), Closet Organizers, Granite Counters, Open Floorplan, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	None		

Welcome to Unit 459 at The Riverfront. A Penthouse corner residence offering exceptional privacy and expansive views of the Bow River and downtown skyline. Positioned at the end of the building with windows on multiple exposures, this suite enjoys a quiet, elevated setting that feels distinctly removed from neighbouring units. Offered fully furnished and move-in ready, this two-bedroom, two-bathroom layout is designed for comfort and flexibility. Both bedrooms feature private ensuite bathrooms, complemented by in-suite laundry, a dedicated workspace, and a spacious balcony ideal for taking in the river and city views. With secure underground parking, elevator access, and immediate access to river pathways, transit, and downtown amenities, this home is well suited for professionals, frequent travellers, or those seeking a refined urban base with minimal upkeep. Located in one of Calgary's most walkable waterfront communities, Unit 459 blends privacy, outlook, and convenience in a setting that is increasingly difficult to replicate.