



109, 177 9 Street NE
Calgary, Alberta

MLS # A2287923



\$435,000

Division:	Bridgeland/Riverside		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,017 sq.ft.	Age:	2005 (21 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Off Street, Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard

Water: -

Floors: Carpet, Hardwood, Tile

Sewer: -

Roof: -

Condo Fee: \$ 1,040

Basement: -

LLD: -

Exterior: Brick, Concrete, Stucco

Zoning: MU-2 f2.0h10

Foundation: -

Utilities: -

Features: High Ceilings

Inclusions: Patio furniture

Welcome to "THE PIAZZA" Experience elevated inner-city living in the heart of Bridgeland — one of Calgary's most exclusive and sought-after communities. This stunning 2-bedroom condo blends modern design with refined comfort, featuring soaring high ceilings and a dramatic wall of windows that floods the space with natural light while showcasing vibrant urban views. The open-concept layout creates a seamless flow between living, dining, and kitchen spaces — perfect for both stylish entertaining and everyday living. At the heart of the living area, a sleek fireplace adds warmth and architectural interest, creating an inviting focal point year-round. The contemporary kitchen offers clean lines, quartz counters, premium finishes, and thoughtful storage designed for effortless functionality. Convenience matters! In-suite laundry, an additional 3 piece bathroom, 2 generously sized bedrooms, with the primary retreat offering a peaceful escape including your own personal ensuite, huge walk in closet, and a secret little door for additional storage. Every detail reflects modern sophistication and intentional design. And the SHOW STOPPER !!! Your own private upper rooftop patio — a rare and exclusive feature. Whether you're hosting summer gatherings, enjoying morning coffee, or unwinding under the evening skyline, this personal outdoor oasis takes condo living to another level. Steps from Bridgeland's trendy cafes, restaurants, parks, and river pathways — and just minutes to downtown — this residence offers luxury, lifestyle, AIR CONDITIONING, UNDERGROUND SECURE PARKING STALL and location in one exceptional package. Connection is key and this ~ Sleek ~ Stylish ~ Sophisticated ~ design lends to this throughout. Private & Elevated. Welcome to Bridgeland living at its finest!