



**2026, 222 Riverfront Avenue SW
Calgary, Alberta**

MLS # A2132983



\$379,900

Division:	Chinatown		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment		
Size:	623 sq.ft.	Age:	2010 (14 yrs old)
Beds:	1	Baths:	1
Garage:	Assigned, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 564
Basement:	-	LLD:	-
Exterior:	Concrete, Stone	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Open Floorplan, Quartz Counters		

Inclusions: N/A

Explore this cozy 1 Bed + Den Apartment 623 sq. ft. located in the popular Waterfront. The unit features an 8'9" ceiling and gleaming hardwood flooring throughout. The South-facing Living Room boasts a gas fireplace and floor-to-ceiling windows, flooding the space with sunlight and offering stunning Downtown views from the unit-width Balcony. Adjacent to the Living Room is a Den, perfect for work with its captivating view. The Master Bedroom features 2 frosted sliding doors, leading to a 4 pc Bath with quartz counters and Laundry facilities, and a cheater door leads to the Kitchen. The Kitchen is equipped with w/ SS appliances (including a gas stove and built-in Fridge), quartz countertops with an eating bar, and cabinets that reach up to the ceiling. The Dining Room connects the Kitchen and the Living Room. This unit includes A/C, an Assigned Underground Parking stall, and an Assigned Storage. The complex offers an array of resort-like amenities such as Fitness facilities, a Movie Theater, a Social Lounge, a Hot Tub, a Sauna, an Outdoor Garden, Visitor Parking, and more. Conveniently located just two blocks from the Downtown Core, Walk to the River and Princess Island, Eau Claire Market, Chinatown, and the C-train Station, this apartment offers the ultimate urban living experience. Don't miss out on this opportunity!