



**359, 333 Riverfront Avenue SE
Calgary, Alberta**

MLS # A2142048



\$300,000

Division:	Downtown East Village		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	919 sq.ft.	Age:	2000 (24 yrs old)
Beds:	2	Baths:	2
Garage:	Assigned, Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Natural Gas	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 884
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	CC-ET
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Vinyl Windows		

Inclusions: None

The Riverfront! This 3rd-floor corner unit captures copious amounts of natural light as it overlooks the famous Bow River Boardwalk! A quiet, convenient location for the active individual who enjoys the luxury of frequenting one of Calgary's finest amenities. A highly desirable location that has no issue fetching far above the average rental prices, while remaining at an affordable acquisition cost! This unit is one of the largest and most private in the complex, stretching out over 900 square feet. With parking becoming such a hot commodity as population density continues to grow, the heated underground stall with this unit continues to grow in value. This condo is also PET FRIENDLY, has in-unit laundry, free bike storage, and the opportunity to rent even more storage if you desire! Incredible value, Get into this Bow River-facing unit before it is gone!