# \$749,900 - 811, 730 2 Avenue Sw, Calgary

MLS® #A2189044

## \$749,900

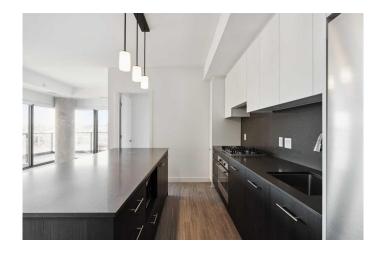
3 Bedroom, 2.00 Bathroom, 1,038 sqft Residential on 0.00 Acres

Eau Claire, Calgary, Alberta

Welcome to this brand-new, luxurious 3-bedroom, 2-bathroom condo on the 8th floor, nestled in the heart of Eau Claireâ€"Calgary's most prestigious downtown community. Boasting floor-to-ceiling windows and a stunning wraparound balcony, this unit offers unparalleled, direct views of the Bow River and the iconic Peace Bridge. It's the perfect setting to entertain guests or relax with a morning coffee while enjoying the serene riverside atmosphere. Inside, you'II find upscale finishes throughout, including luxury vinyl plank flooring, a modern kitchen with quartz countertops, a spacious island, and under-cabinet lighting. This thoughtfully designed home also features full-sized in-suite laundry, adding convenience to its many perks. With one titled underground parking stall and a titled secure storage locker included, this home offers both comfort and practicality. Located steps from picturesque pathways, world-class dining, boutique shopping, and vibrant downtown amenities, this condo delivers the ultimate urban lifestyle. Don't miss this opportunity to live in luxury at First and Park Condos. Book your private showing today!







Built in 2024

#### **Essential Information**

MLS® # A2189044 Price \$749,900 Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 1,038

Acres 0.00

Year Built 2024

Type Residential

Sub-Type Apartment

Style High-Rise (5+)

Status Active

# **Community Information**

Address 811, 730 2 Avenue Sw

Subdivision Eau Claire

City Calgary

County Calgary

Province Alberta

Postal Code T2P1R8

### **Amenities**

Amenities Elevator(s), Fitness Center, Party Room, Secured Parking, Snow

Removal, Storage, Trash, Visitor Parking

Parking Spaces 1

Parking Stall, Titled, Underground

#### Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters,

Closet Organizers, Open Floorplan

Appliances Dishwasher, Refrigerator, Stove(s), Microwave Hood Fan, Washer/Dryer

Stacked, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

# of Stories 18

#### **Exterior**

Exterior Features Balcony, BBQ gas line

Construction Concrete

### **Additional Information**

Date Listed January 20th, 2025

Days on Market 146 Zoning TBD

# **Listing Details**

Listing Office The Real Estate District

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