



THE A-TEAM

RE/MAX FIRST

222 RIVERFRONT Avenue #1328, Calgary T2P 0X2

MLS® #: A2187384 Area: Chinatown Listing: 01/15/25 List Price: \$340,000
Status: Active County: Calgary Change: +\$5k, 19-Jan Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Apartment
City/Town: Calgary
Year Built: 2011

Lot Information

Lot Sz Ar:
Lot Shape:

Access:
Lot Feat:
Park Feat:

Finished Floor Area
Abv Sqft: 553
Low Sqft:
Ttl Sqft: 553

Assigned, Parkade, Underground

DOM

6
Layout
Beds: 1 (1)
Baths: 1.0 (1 0)
Style: High-Rise (5+)

Parking

Ttl Park: 1
Garage Sz:

Utilities and Features

Roof:
Heating: Baseboard, Natural Gas
Sewer:
Ext Feat: Balcony, BBQ gas line
Construction: Concrete, Stone
Flooring: Carpet, Hardwood, Laminate, Tile
Water Source:
Fnd/Bsmt:
Kitchen Appl: Dishwasher, Garage Control(s), Gas Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Int Feat: Bookcases, High Ceilings, No Smoking Home
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Rows include Kitchen With Eating Area, 4pc Bathroom, Living Room, and Bedroom - Primary.

Legal/Tax/Financial

Condo Fee: \$476 Title: Fee Simple Zoning: DC

Fee Freq:
Monthly

Legal Desc: **1111929**

Remarks

Pub Rmks: **LOCATION, LOCATION, LOCATION one of the Calgary's upscale downtown neighborhood. 9' ceiling with river view. Good size balcony, large windows, fabulous views of Prince Island Park and Bow River. In-suite laundry are a bonus. Separate storage on level 4. Building amenities include, State-of-the-art fitness center, party room, theatre room, concierge service, 24/7 security for your convenience. Visitor parking, car wash bay and storage lockers. Walking distance to Downtown, Chinatown, YMCA, Prince Island park, playgrounds, shops and restaurants. Just a short walk from the +15 walkways. A perfect property for the first time buyer or investment property. Call your favorite REALTOR to schedule your private viewing**

Inclusions: **None**
Property Listed By: **Skyrock**

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123





