

\$339,900 - 308, 46 9 Street Ne, Calgary

MLS® #A2184816

\$339,900

1 Bedroom, 1.00 Bathroom, 545 sqft
Residential on 0.00 Acres

Bridgeland/Riverside, Calgary, Alberta

This stunning one bedroom condo in sought-after Bridgeland is move-in ready. With 545 square feet of air-conditioned living space, titled parking, and a host of impressive building amenities, this is urban living at its finest.

Freshly painted and featuring modern, sleek finishes throughout, this home boasts; durable laminate flooring

A gorgeous white kitchen with full-height cabinetry, quartz countertops, and a bar counter as well as stainless steel Fisher and paykel appliances. The open-concept design includes a spacious dining and living area with soaring nine-foot ceilings. Step out onto the large, covered balcony, complete with a gas line for your barbecue—perfect for relaxing or entertaining. The cozy bedroom offers a generous closet and convenient direct access to a beautifully designed four-piece bathroom. Additional highlights include in-suite laundry as well as a separate storage locker. Building amenities include a fully equipped gym with a yoga area, recreation room, guest suites for visitors and a dog wash station. Located adjacent to a green space with a playground, this property is ideally situated. The nearby C-Train station provides quick and easy access to downtown, while Bridgeland's finest restaurants and shops on 1st Avenue are just a short three-block walk away. This is an incredible opportunity—schedule your viewing today and see it for yourself!

Built in 2016



Essential Information

| | |
|----------------|----------------|
| MLS® # | A2184816 |
| Price | \$339,900 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 545 |
| Acres | 0.00 |
| Year Built | 2016 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | High-Rise (5+) |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 308, 46 9 Street Ne |
| Subdivision | Bridgeland/Riverside |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2E 7Y1 |

Amenities

| | |
|----------------|--|
| Amenities | Community Gardens, Elevator(s), Fitness Center, Guest Suite, Parking, Party Room, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking |
| Parking Spaces | 1 |
| Parking | Parkade |

Interior

| | |
|-------------------|---|
| Interior Features | Open Floorplan |
| Appliances | Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Boiler |
| Cooling | Central Air |
| # of Stories | 8 |

Exterior

| | |
|-------------------|--------------------------------|
| Exterior Features | Balcony, BBQ gas line, Storage |
|-------------------|--------------------------------|

Construction Brick, Stucco

Additional Information

Date Listed January 2nd, 2025

Days on Market 93

Zoning DC

Listing Details

Listing Office Royal LePage Benchmark

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.