

# \$310,000 - 455, 222 Riverfront Avenue Sw, Calgary

MLS® #A2193470

**\$310,000**

1 Bedroom, 1.00 Bathroom, 625 sqft

Residential on 0.00 Acres

Chinatown, Calgary, Alberta

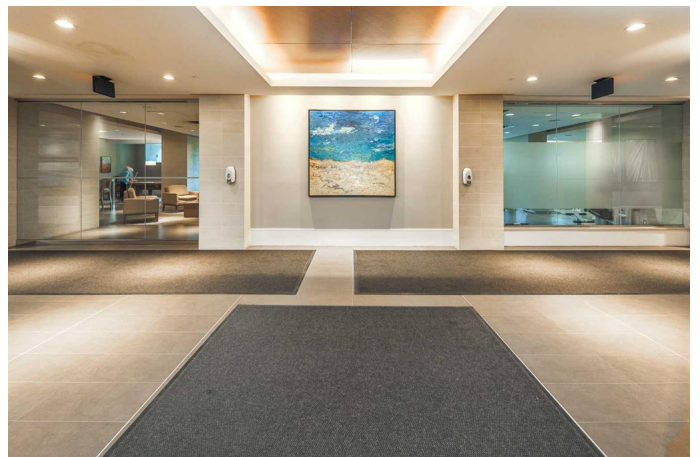
Welcome to the heart of Calgary! Experience luxury living at Riverfront, where you can enjoy all the amenities Calgary has to offer right at your doorstep. This beautifully upgraded condo provides everything you need to live comfortably in a professionally managed building. Step into a space that boasts upgraded laminate flooring, sleek quartz countertops, and modern built-in appliances, including high-end built-in fridge, Built-in stove, Built-in microwave, . The condo features 9-foot ceilings, creating an open and airy atmosphere. Enjoy a range of building amenities such as a relaxing sauna, a spacious lounge, a fully equipped gym, and a convenient car wash. The balcony offers a charming courtyard view, perfect for unwinding after a long day. This unit comes with one underground parking spaces and a storage locker, ensuring ample space for your belongings. Whether you plan to live here yourself or are looking for a long-term rental investment, this home is ready for you. With its prime location and top-notch features, Riverfront provides an unparalleled living experience in Calgary. Don't miss out on the opportunity to make this stunning condo your new home!

Built in 2011

## Essential Information

MLS® #

A2193470



|                |                |
|----------------|----------------|
| Price          | \$310,000      |
| Bedrooms       | 1              |
| Bathrooms      | 1.00           |
| Full Baths     | 1              |
| Square Footage | 625            |
| Acres          | 0.00           |
| Year Built     | 2011           |
| Type           | Residential    |
| Sub-Type       | Apartment      |
| Style          | High-Rise (5+) |
| Status         | Active         |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 455, 222 Riverfront Avenue Sw |
| Subdivision | Chinatown                     |
| City        | Calgary                       |
| County      | Calgary                       |
| Province    | Alberta                       |
| Postal Code | T2P 0X2                       |

### Amenities

|                |                                                                            |
|----------------|----------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Spa/Hot Tub, Recreation Room, Secured Parking |
| Parking Spaces | 1                                                                          |
| Parking        | Underground                                                                |

### Interior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Quartz Counters, Built-in Features, Elevator                                 |
| Appliances        | Built-In Refrigerator, Dishwasher, Gas Cooktop, Microwave, Range Hood, Washer/Dryer Stacked, Window Coverings |
| Heating           | Central                                                                                                       |
| Cooling           | Central Air                                                                                                   |
| # of Stories      | 24                                                                                                            |

### Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony, Uncovered Courtyard |
| Construction      | Concrete                     |
| Foundation        | Poured Concrete              |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | February 9th, 2025 |
| Days on Market | 72                 |
| Zoning         | DC                 |

**Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | Homecare Realty Ltd. |
|----------------|----------------------|

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