



**602, 505 Canyon Meadows Drive SW
Calgary, Alberta**

MLS # A2295200



\$800,000

Division:	Canyon Meadows		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,981 sq.ft.	Age:	1990 (36 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 1,796
Basement:	-	LLD:	-
Exterior:	Concrete, Stucco	Zoning:	M_C1 d107
Foundation:	-	Utilities:	-
Features:	Elevator, Jetted Tub, Open Floorplan, Storage, Walk-In Closet(s)		

Inclusions: N/A

Perched along the edge of Fish Creek Park, these exclusive boutique condos rarely hit the market. With almost 2000 sq ft of living space paired with uninterrupted views of mature trees, tranquil water features, and protected parkland. This is the kind of setting you feel more than you see. From the moment you arrive, the experience is elevated—private elevator access delivers you directly to your suite, creating a sense of privacy and ease that is increasingly hard to find. The living area is anchored by a gas fireplace, while an adjoining sitting space offers flexibility for a quiet retreat, reading lounge, or home office—all with direct access to your private balcony. The gourmet kitchen is a home cooks dream. Tons of counter space with a centre island which incorporates a induction cook top and ample prep area. The large primary suite is a calm retreat: a walk-in closet, and a beautifully updated ensuite with a spa-inspired feel. A second bedroom and full bath provide comfortable space for guests while maintaining privacy. You’ll also appreciate the everyday conveniences that make life here easy—secure underground parking, a dedicated storage locker, a car wash bay, and plenty of visitor parking for when friends and family stop by. The Bentley is a meticulously maintained, quiet building with private access to Fish Creek Park, placing kilometres of walking paths and natural beauty just steps from your door. All of this, while remaining effortlessly connected - close to the LRT and Avenida Market, and just minutes to Southcentre and Canyon Meadows Golf & Country Club.