



GRASSROOTS
REALTY GROUP

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619, 950 Centre Avenue NE
Calgary, Alberta

MLS # A2318055



\$799,900

Division:	Bridgeland/Riverside		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	1,178 sq.ft.	Age:	2007 (19 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Tar/Gravel	Condo Fee:	\$ 1,044
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Stucco	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, See Remarks, Walk-In Closet(s)		

Inclusions: N/A

RARE OFFERING! SW TOP FLOOR CORNER PENTHOUSE WITH UNOBSTRUCTED DOWNTOWN VIEWS & 3 PARKING STALLS, AC! Perched atop one of Bridgeland's most sought-after buildings, this exceptional penthouse corner unit offers a rare opportunity to own one of the finest residences in the community. Boasting breathtaking southwest exposure and truly unobstructed views from every room, this one-of-a-kind home showcases panoramic downtown skyline, park, and city views that are simply unmatched. Flooded with natural light, the thoughtfully designed open-concept floor plan features two spacious bedrooms ideally positioned on opposite sides of the unit, providing excellent privacy for owners and guests alike. Soaring 11-foot ceilings, richly stained hardwood flooring, recessed lighting, and a stunning three-sided fireplace create an elegant and inviting atmosphere throughout the living and dining areas. The gourmet kitchen is designed for both everyday living and entertaining, featuring thick granite countertops, a gas range, stainless steel appliances, and a large central island perfect for gathering with family and friends. The luxurious primary retreat offers a spa-inspired 5-piece ensuite complete with heated floors, granite countertops, and a walk-in closet with custom built-in organizers. Additional upgrades central air conditioning, remote powered Hunter Douglas blinds, and numerous updates throughout the home. Step outside to the expansive wrap-around balcony, accessible from two separate locations within the unit. Complete with two gas lines for barbecuing, this outdoor living space provides the perfect setting to enjoy spectacular sunsets, city lights, and sweeping views overlooking the adjacent green space and downtown Calgary skyline. Adding to the rarity of this offering are three titled underground parking stalls and a dedicated

storage locker. Residents enjoy the benefits of a meticulously maintained concrete building featuring two elevators, bike storage, and a car wash bay! Located just steps from Bridgeland's vibrant shops, restaurants, cafes, parks, and pathways, and within walking distance to downtown and the C-Train, this is urban living at its absolute finest. Opportunities to own a penthouse of this caliber in Bridgeland are exceptionally rare.