

\$349,900 - 310, 730 2 Avenue Sw, Calgary

MLS® #A2184111

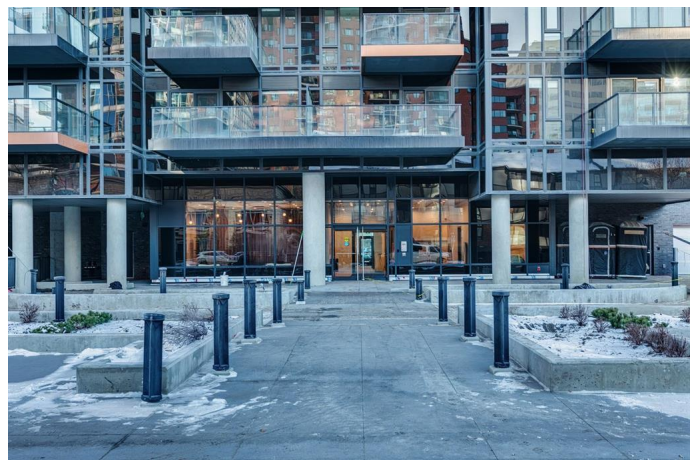
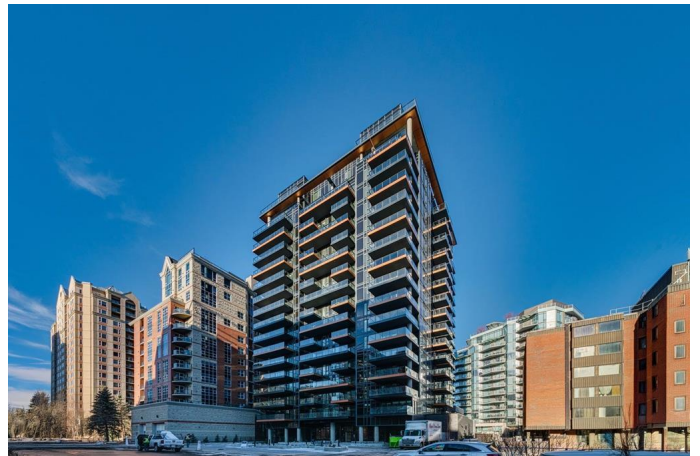
\$349,900

1 Bedroom, 1.00 Bathroom, 400 sqft

Residential on 0.00 Acres

Eau Claire, Calgary, Alberta

Experience the perfect blend of elegance, comfort, and convenience in the brand new First & Park building in the heart of Eau Claire. This 1 bed/1bath condo offers exceptional value with low condo fees, and is an excellent opportunity for first-time buyers or investors. Vinyl plank flooring sprawls across the open layout effortlessly connecting the kitchen, dining and living space. The well quipped kitchen boasts porcelain marble countertops and backsplash, Fulgor stainless steel Energy Star appliances including gas cooktop, and under cabinet lighting. Barn doors lead to the primary retreat while a full bathroom and in-suite washer & dryer add to the convenience and complete the unit. A private and spacious covered patio comes with gas line hookup and offers views of the Peace Bridge. Titled storage guarantees you have space for all your seasonal items without taking up space from the unit. This brand new complex offers an array of amenities such as an elegant lobby with lounge area, fitness and yoga room, bike storage, outdoor gathering area, an owners lounge that can accommodate large catered gatherings, and concierge services from 9-5. Its proximity to downtown includes shops, restaurants, and entertainment venues, along with easy access to the +15, major thoroughfares, and public transportation, makes it an ideal choice for anyone looking to immerse themselves in the vibrant lifestyle of Calgary. Work and live the urban lifestyle where every convenience is



within steps, and nature's beauty is outside your doorstep.

Built in 2024

Essential Information

MLS® #	A2184111
Price	\$349,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	400
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Active

Community Information

Address	310, 730 2 Avenue Sw
Subdivision	Eau Claire
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 0E4

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Party Room, Trash, Visitor Parking
Parking	None

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Track Lighting
Appliances	Dishwasher, Refrigerator, Microwave Hood Fan, Stove(s), Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	Central Air

of Stories 18

Exterior

Exterior Features Balcony

Construction Concrete

Additional Information

Date Listed December 23rd, 2024

Days on Market 79

Zoning TBD

Listing Details

Listing Office RE/MAX House of Real Estate

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