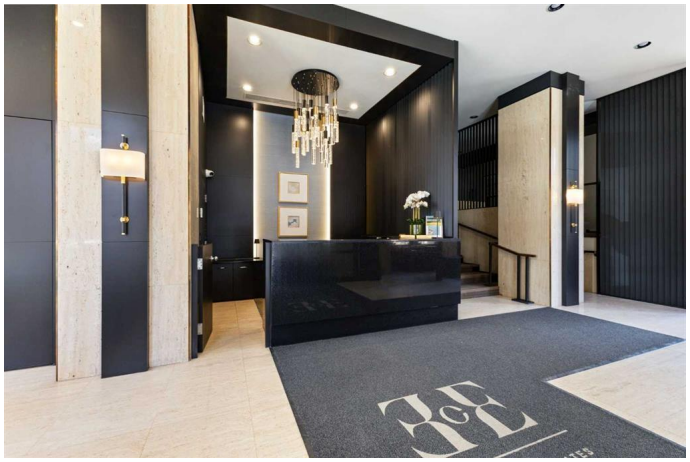
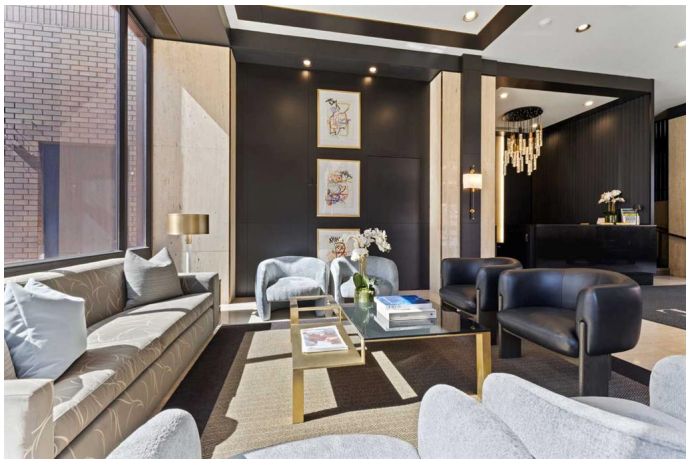
$1,095,000 - C400, 500 Eau Claire Avenue Sw, Calgary

MLS® #A2212635

$1,095,000
2 Bedroom, 3.00 Bathroom, 3,023 sqft
Residential on 0.00 Acres

Eau Claire, Calgary, Alberta





The Pinnacle of Urban Sophistication. This exceptional 3,022 square foot sub-penthouse residence offers an unparalleled standard of refined living. Situated within the distinguished address of 500 Eau Claire Avenue SW. This two-bedroom, three-bathroom, plus den apartment is a testament to classic design, meticulous craftsmanship, and an unwavering commitment to sophisticated comfort. Upon entering via a private lobby landing, residents are immediately enveloped in an atmosphere of understated grandeur. The meticulously designed living and dining areas flow seamlessly, offering an ideal setting for both intimate gatherings and grand entertaining. Thoughtfully curated finishes, including bespoke millwork underscore the residence's exceptional quality. Adjacent to the kitchen, the versatile den provides a dedicated space for a home office, library, or media room, adapting effortlessly to the discerning homeowner's needs. The primary bedroom is a sanctuary of tranquility, boasting generous proportions, a private loft, and a ensuite bathroom. The well-appointed second bedroom offers ample closet space, ensuring comfort and privacy for guests or family. Beyond the exquisite interiors, residents of this sub-penthouse enjoy exclusive access to premium building amenities, including fitness center, indoor pool/spa, a residents' lounge, and dedicated concierge services. Featuring two side by side parking stalls with close proximity to the elevator. A rare opportunity to

acquire a truly exceptional property in the heart of the city, with quick access to the downtown core and the new Eau Claire Athletic Club.

Built in 1983

Essential Information

MLS® #	A2212635
Price	$1,095,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	3,023
Acres	0.00
Year Built	1983
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	C400, 500 Eau Claire Avenue Sw
Subdivision	Eau Claire
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 3R8

Amenities

Amenities	Elevator(s), Fitness Center, Party Room, Bicycle Storage, Community Gardens, Car Wash, Indoor Pool, Secured Parking, Spa/Hot Tub
Parking Spaces	2
Parking	Side By Side, Parkade, Secured
# of Garages	2
Has Pool	Yes

Interior

Interior Features	No Animal Home, No Smoking Home, Bookcases, Vaulted Ceiling(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Freezer, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Electric Cooktop, Garburator
Heating	Baseboard, Natural Gas, Hot Water
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	5
Basement	None

Exterior

Exterior Features	Courtyard, Garden
Roof	Metal
Construction	Brick, Concrete
Foundation	Poured Concrete

Additional Information

Date Listed	April 17th, 2025
Days on Market	153
Zoning	DC

Listing Details

Listing Office	Century 21 Bravo Realty

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