

# \$345,000 - 203, 315 3 Street Se, Calgary

MLS® #A2203830

## \$345,000

2 Bedroom, 2.00 Bathroom, 833 sqft

Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Corner unit at Riverfront Pointe! This 2-bed, 2-bath condo is already rented, making it a perfect investment property.

Features floor-to-ceiling windows, granite countertops, stainless steel appliances, and a spacious balcony with stunning river views. The primary bedroom has a 4-piece ensuite, and the second bedroom offers great privacy.

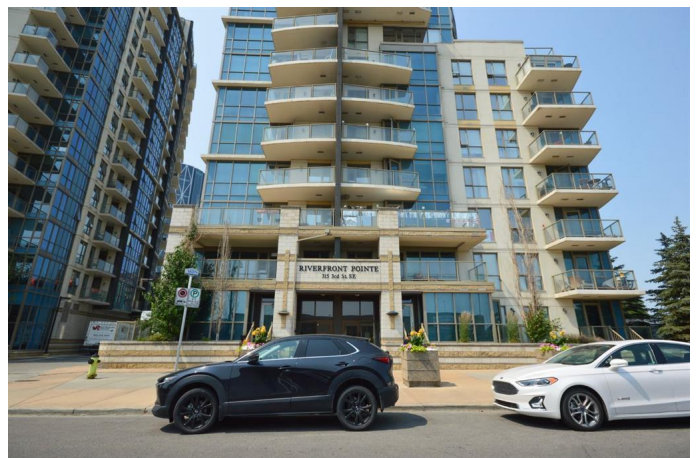
Enjoy in-suite laundry, heated underground parking, and a newly renovated gym. Located in East Village, steps from the Bow River, pathways, and dining. Don't miss out!

Built in 2010

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2203830          |
| Price          | \$345,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 833               |
| Acres          | 0.00              |
| Year Built     | 2010              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information



|             |                       |
|-------------|-----------------------|
| Address     | 203, 315 3 Street Se  |
| Subdivision | Downtown East Village |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2G 0S3               |

### **Amenities**

|                |                             |
|----------------|-----------------------------|
| Amenities      | Elevator(s), Fitness Center |
| Parking Spaces | 1                           |
| Parking        | Parkade                     |

### **Interior**

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters                                                                             |
| Appliances        | Dishwasher, Garage Control(s), Microwave, Refrigerator, Electric Stove, Washer/Dryer Stacked |
| Heating           | Baseboard                                                                                    |
| Cooling           | None                                                                                         |
| # of Stories      | 9                                                                                            |

### **Exterior**

|                   |                        |
|-------------------|------------------------|
| Exterior Features | Balcony                |
| Construction      | Stone, Brick, Concrete |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 20th, 2025 |
| Days on Market | 141              |
| Zoning         | CC-ET            |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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