

\$774,900 - 107, 221 Quarry Way Se, Calgary

MLS® #A2250658

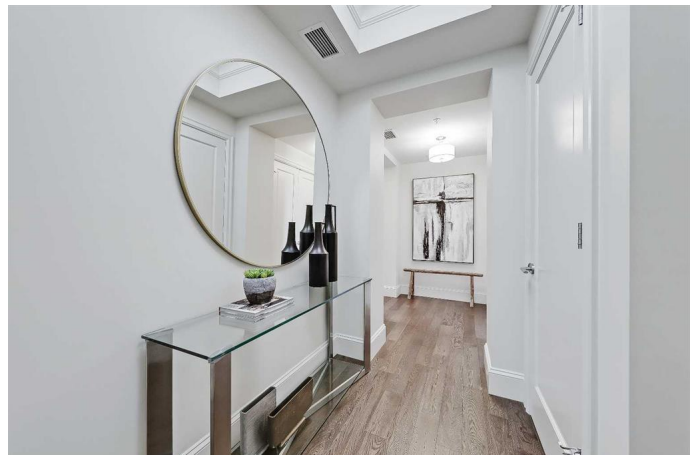
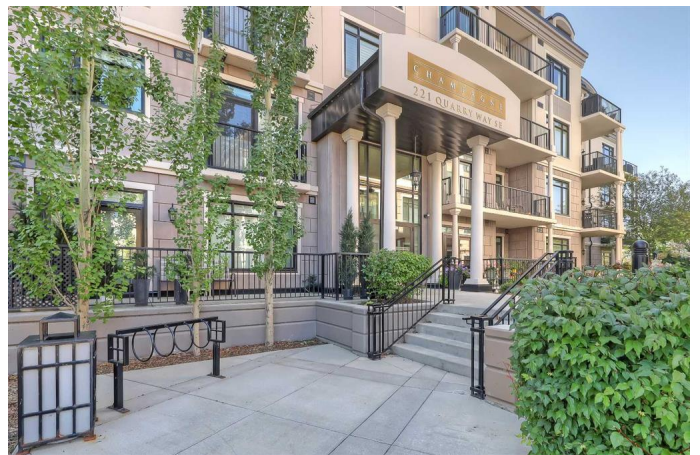
\$774,900

2 Bedroom, 2.00 Bathroom, 1,479 sqft

Residential on 0.00 Acres

Douglasdale/Glen, Calgary, Alberta

Welcome to Champagne â€” an exclusive, luxury concrete residence by Remington Development Corporation, perfectly positioned along the Bow River in the sought-after community of Quarry Park. This beautifully appointed southwest-facing corner unit offers 1,478 sq ft of refined living space backing directly onto green space and the river pathway. With 2 bedrooms, 2 bathrooms, 2 underground parking stalls, and a dedicated storage locker, this home combines upscale finishes with unmatched privacy and tranquillity. Inside, a formal foyer with multiple closets opens into a bright, open-concept layout with engineered hardwood flooring, tray ceilings, and expansive windows throughout. The chefâ€™s kitchen is equipped with a large central island, granite countertops, high-end appliances including a Porter & Charles gas range, dual sinks, garburator, and generous pantry storage. The kitchen flows seamlessly into the living and dining areas, perfect for entertaining or day-to-day living. A Pella sliding door leads to the partially covered back patio, complete with a gas line, private green space access, and no rear neighbours. The spacious primary suite features a tray ceiling, oversized window with views of the greenbelt, a large walk-in closet, and a spa-inspired 5-piece ensuite with dual sinks, granite counters, a soaker tub, and tiled glass shower. The second bedroomâ€”ideal as a guest room or home officeâ€”offers a built-in Murphy bed, large window, and cheater access to the full



4pc main bathroom. In-suite laundry and high-end detailing throughout complete this elegant unit. Set within a boutique, five-building complex built from concrete for superior soundproofing and reliability, Champagne offers sophisticated architecture inspired by the French countryside and beautifully maintained grounds. Located in Quarry Park—a vibrant, master-planned community along the Bow River—residents enjoy access to over 90 acres of parks and pathways, a 50-acre environmental reserve, shops and services at The Market at Quarry Park, fitness amenities, and more. This is refined riverfront living at its best. Schedule your private showing today!

Built in 2015

Essential Information

MLS® #	A2250658
Price	\$774,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,479
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	107, 221 Quarry Way Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 5M7

Amenities

Amenities	Bicycle Storage, Car Wash, Elevator(s), Secured Parking, Snow Removal, Storage, Trash, Visitor Parking
Parking Spaces	2
Parking	Heated Garage, Parkade, Titled, Secured

Interior

Interior Features	Breakfast Bar, Built-in Features, Double Vanity, Granite Counters, Pantry, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Fan Coil
Cooling	Central Air
# of Stories	6

Exterior

Exterior Features	BBQ gas line
Construction	Concrete, Stone, Stucco

Additional Information

Date Listed	August 22nd, 2025
Days on Market	5
Zoning	DC
HOA Fees	25
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.