

# \$319,900 - 311, 515 4 Avenue Ne, Calgary

MLS® #A2253899

**\$319,900**

2 Bedroom, 2.00 Bathroom, 606 sqft

Residential on 0.00 Acres

Bridgeland/Riverside, Calgary, Alberta

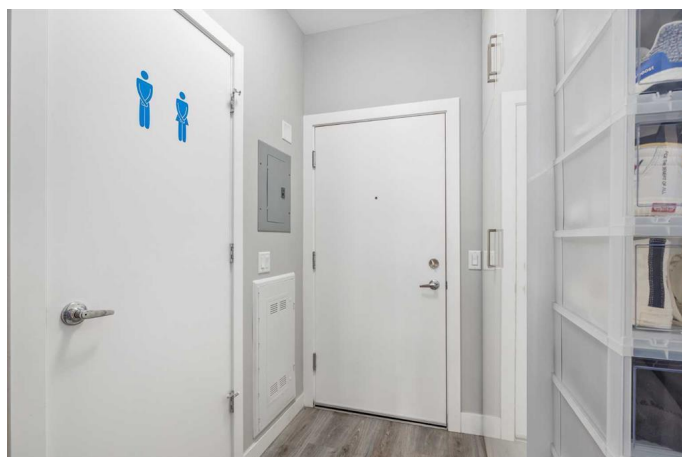
Welcome home to Bridgeland! This is a fantastic opportunity to own in one of Calgary's™s trendiest inner-city neighbourhoods. Whether you're™ searching for your own residence or an investment property, this modern 2-bedroom, 2-bathroom unit is an excellent choice. The open-concept layout is both stylish and functional, featuring a sleek kitchen with modern finishes, including a panelled refrigerator and dishwasher and gas cooktop. The primary bedroom is complete with its own private ensuite, while the second bedroom and full bath provide flexibility for guests or a home office. Off the living room, enjoy a private balcony with gas hookups, and the convenience of in-suite laundry completes the space.

The building offers great amenities, including a fitness centre and rooftop patios with incredible views of the city skyline. All of this, in vibrant Bridgeland's™ home to trendy restaurants, local shops, and easy access to the river pathways and downtown.

Built in 2016

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2253899  |
| Price     | \$319,900 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 2                 |
| Square Footage | 606               |
| Acres          | 0.00              |
| Year Built     | 2016              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 311, 515 4 Avenue Ne |
| Subdivision | Bridgeland/Riverside |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2E 0J9              |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | Elevator(s), Fitness Center, Roof Deck, Storage, Trash, Visitor Parking |
| Parking Spaces | 1   |
| Parking        | Parkade   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Vinyl Windows                 |
| Appliances        | Built-In Oven, Built-In Refrigerator, Dishwasher, Gas Cooktop, Microwave, Washer/Dryer, Window Coverings |
| Heating           | Baseboard  |
| Cooling           | None   |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Electric   |
| # of Stories      | 4  |

### **Exterior**

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Balcony, BBQ gas line    |
| Construction      | Vinyl Siding, Wood Frame |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 1                   |
| Zoning         | M-C2                |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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