

# \$485,000 - 913, 730 2 Avenue Sw, Calgary

MLS® #A2261031

**\$485,000**

2 Bedroom, 2.00 Bathroom, 668 sqft

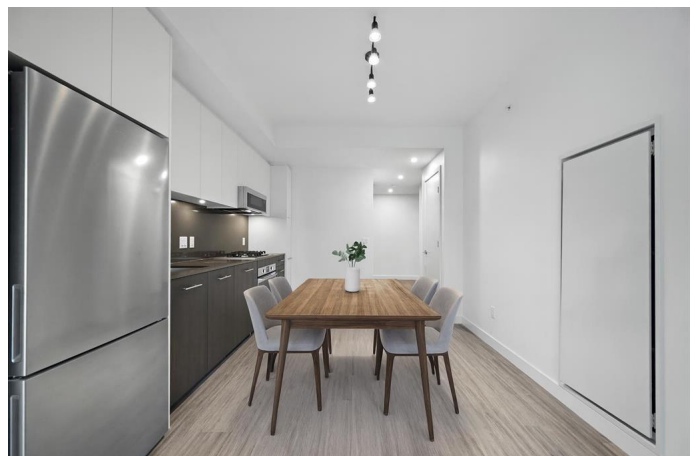
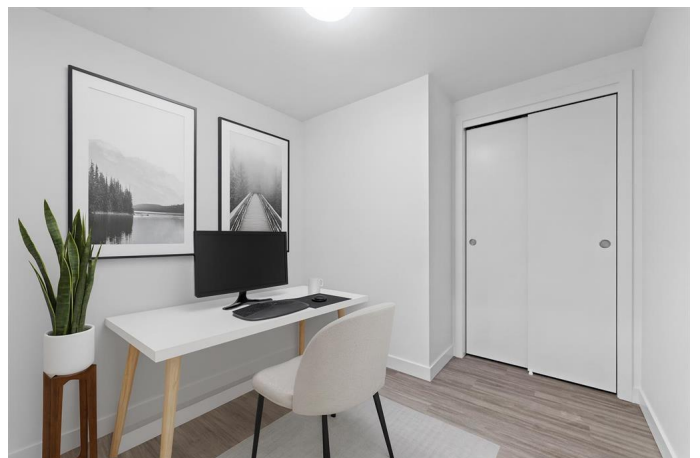
Residential on 0.00 Acres

Eau Claire, Calgary, Alberta

Elevate your lifestyle in this 9th floor residence at First & Park, Eau Claire™'s newest luxury condo. This 2 bedroom, 2 bathroom home offers sophisticated design and sweeping north-facing views, creating a calm retreat above the city. The open layout features a modern chef™'s kitchen with quartz countertops, integrated appliances, and stylish finishes, flowing seamlessly into a sun-filled living space framed by floor-to-ceiling windows.

The primary suite is complete with a spa-inspired ensuite, while the second bedroom and full bath provide comfort for guests, family, or a home office. With titled underground parking and secure storage and building amenities including: upscale gym & yoga studio (outdoor space beside with gas bbq hook ups), party lounge, modern co-working space and concierge. Step outside and enjoy the best of Calgary™'s downtown — the Bow River pathways, Peace River Bridge, Prince™'s Island Park, and vibrant dining and shopping are just moments away. Perfect for professionals, downsizers, or those seeking a lock-and-leave lifestyle, this is urban living at its finest. \*\* Upon purchase, the buyer may select a titled parking stall and a titled storage unit of their choice. Show Suites open every Wed 11am-2pm, Thurs & Fri 3pm-6pm, please text number on sign for entry!

Built in 2024



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2261031          |
| Price          | \$485,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 668               |
| Acres          | 0.00              |
| Year Built     | 2024              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 913, 730 2 Avenue Sw |
| Subdivision | Eau Claire           |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2P 1R8              |

## Amenities

|                |                                                                           |
|----------------|---------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Party Room, Secured Parking, Visitor Parking |
| Parking Spaces | 1                                                                         |
| Parking        | Stall, Titled                                                             |

## Interior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Interior Features | See Remarks                                                                              |
| Appliances        | Built-In Electric Range, Dishwasher, Gas Cooktop, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                                               |
| Cooling           | Central Air                                                                              |
| # of Stories      | 18                                                                                       |

## Exterior

|                   |          |
|-------------------|----------|
| Exterior Features | Balcony  |
| Construction      | Concrete |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 1st, 2025 |
| Days on Market | 21                |
| Zoning         | DC (pre 1P2007)   |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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