

# \$399,000 - 217, 63 Inglewood Park Se, Calgary

MLS® #A2208723

**\$399,000**

2 Bedroom, 2.00 Bathroom, 829 sqft

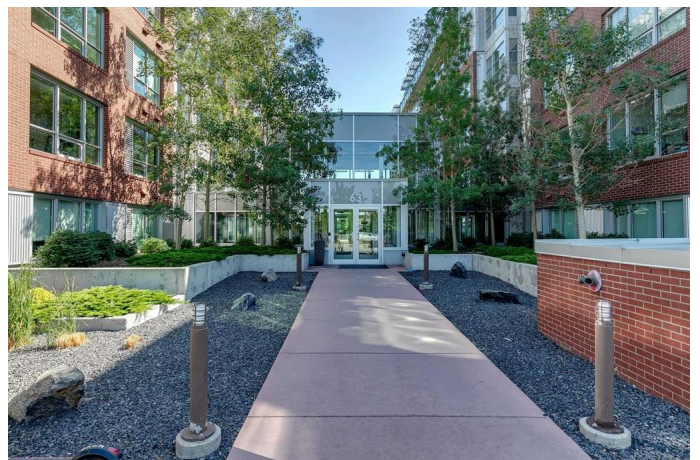
Residential on 0.00 Acres

Inglewood, Calgary, Alberta

Welcome to Inglewood, where urban energy meets riverside tranquility. This stunning two bedroom, two full bathroom condo offers the perfect blend of style, comfort, and location. Premium wide-plank engineered oak hardwood floors lead you into the open-concept living, dining, and kitchen area, where floor-to-ceiling windows flood the space with natural light. No need to worry about those sunny summer days—central A/C keeps things perfectly cool. The kitchen is ideal for entertaining, and the spacious balcony is perfect for lounging or grilling while enjoying breathtaking views of the Bow River and pathway system, visible even from the primary bedroom.

The second bedroom offers flexible space—great for guests, a home office, or whatever suits your lifestyle. There's plenty of in-unit storage, plus the convenience of a titled parking stall and a titled storage locker. Building amenities include a day-time concierge, a well-equipped gym, an owners'™ lounge with a billiards table, and a theater room.

Step outside to direct access to the Bow River Pathway, Pearce Estate Park, and the Inglewood Bird Sanctuary. If walking or biking is your thing, this is the place to be. Just minutes away, 9th Avenue offers the very best of Inglewood living—an eclectic mix of antique shops, boutiques, cafes, pubs, and a



growing collection of microbreweries. Enjoy the charm of the famous Inglewood night markets, street festivals, and the vibrant cultural scene that make this one of Calgaryâ€™s most sought-after communities. Welcome home!

Built in 2015

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2208723          |
| Price          | \$399,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 829               |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 217, 63 Inglewood Park Se |
| Subdivision | Inglewood                 |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2G 1B7                   |

**Amenities**

|                |  |
|----------------|--|
| Amenities      | Elevator(s), Fitness Center, Party Room, Secured Parking, Snow Removal, Storage, Visitor Parking |
| Parking Spaces | 1  |
| Parking        | Titled, Underground  |
| # of Garages   | 1  |

**Interior**

|                   |   |
|-------------------|---|
| Interior Features | Elevator, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Storage                               |
| Appliances        | Central Air Conditioner, Dishwasher, Garage Control(s), Gas Range, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Fan Coil, Natural Gas   |
| Cooling           | Central Air   |
| # of Stories      | 6   |
| Basement          | None  |

## Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | Balcony, Courtyard            |
| Roof              | Membrane                      |
| Construction      | Brick, Concrete, Metal Siding |
| Foundation        | Poured Concrete               |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 7th, 2025 |
| Days on Market | 31              |
| Zoning         | DC              |

## Listing Details

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Coldwell Banker Mountain Central |
|----------------|----------------------------------|

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