

# \$404,900 - 812, 222 Riverfront Avenue Sw, Calgary

MLS® #A2256681

**\$404,900**

2 Bedroom, 2.00 Bathroom, 800 sqft  
Residential on 0.00 Acres

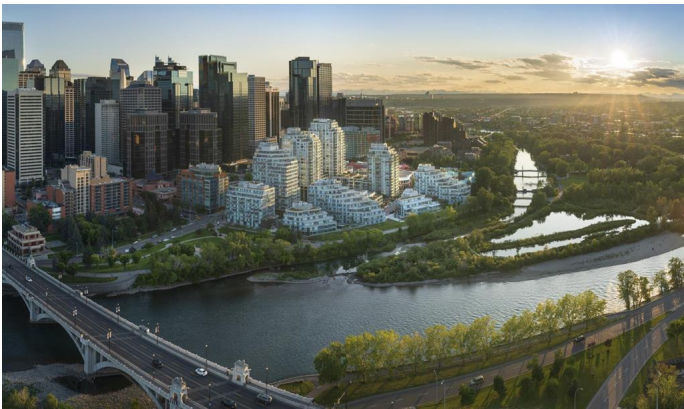
Chinatown, Calgary, Alberta

Enjoy breathtaking river views each morning in this exquisite home. The expansive primary bedroom features a lavish five-piece ensuite, offering a serene retreat. Unwind by the cozy fireplace, creating a warm ambiance for quiet evenings. The gourmet kitchen, equipped with top-of-the-line appliances, is perfect for culinary enthusiasts. Enjoy premium amenities, including a cutting-edge fitness center, relaxing hot tub and sauna, a vibrant recreation room, and a private movie theater. With ample visitor parking, 24/7 security, and dedicated concierge service, convenience is at your doorstep. Best of all, you're steps away from the +15 walkways, connecting you to downtown with ease, no matter the weather. This is more than a home—it's a lifestyle. Rest easy knowing this property was unaffected by the 2013 floods, ensuring peace of mind in your new sanctuary.

Built in 2010

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2256681  |
| Price          | \$404,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 800       |
| Acres          | 0.00      |
| Year Built     | 2010      |



|          |                   |
|----------|-------------------|
| Type     | Residential       |
| Sub-Type | Apartment         |
| Style    | Single Level Unit |
| Status   | Active            |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 812, 222 Riverfront Avenue Sw |
| Subdivision | Chinatown                     |
| City        | Calgary                       |
| County      | Calgary                       |
| Province    | Alberta                       |
| Postal Code | t2p0w3                        |

### Amenities

|                |                                                                                                                                                                                    |
|----------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Car Wash, Elevator(s), Fitness Center, Guest Suite, Parking, Party Room, Recreation Room, Sauna, Secured Parking, Storage, Visitor Parking, Recreation Facilities |
| Parking Spaces | 1                                                                                                                                                                                  |
| Parking        | Assigned, Parkade, Stall, Underground                                                                                                                                              |

### Interior

|                   |                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Double Vanity, Granite Counters, No Animal Home, No Smoking Home     |
| Appliances        | Built-In Refrigerator, Dishwasher, Gas Range, Microwave, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas, Baseboard, Hot Water                                           |
| Cooling           | Central Air                                                                             |
| Fireplace         | Yes                                                                                     |
| # of Fireplaces   | 1                                                                                       |
| Fireplaces        | Gas                                                                                     |
| # of Stories      | 23                                                                                      |

### Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Balcony, BBQ gas line |
| Construction      | Concrete, Stone       |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 12th, 2025 |
| Days on Market | 53                   |
| Zoning         | DC (pre 1P2007)      |

**Listing Details**

Listing Office                      The Real Estate District

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