

# \$438,000 - 1012, 730 2 Avenue Sw, Calgary

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MLS® #A2268708

**\$438,000**

2 Bedroom, 1.00 Bathroom, 514 sqft

Residential on 0.00 Acres

Eau Claire, Calgary, Alberta

Amazing river view, Welcome to First & Park, Eau Claire™'s newest luxury boutique residence.

This brand-new 10th-floor 2-bedroom condo offers stunning river and park views in one of Calgary™'s most desirable communities.

Features include:

Titled underground parking included

9-ft ceilings with floor-to-ceiling windows

Fulgor stainless steel appliances, gas cooktop, quartz counters & backsplash

Primary bedroom plus a versatile second bedroom/den

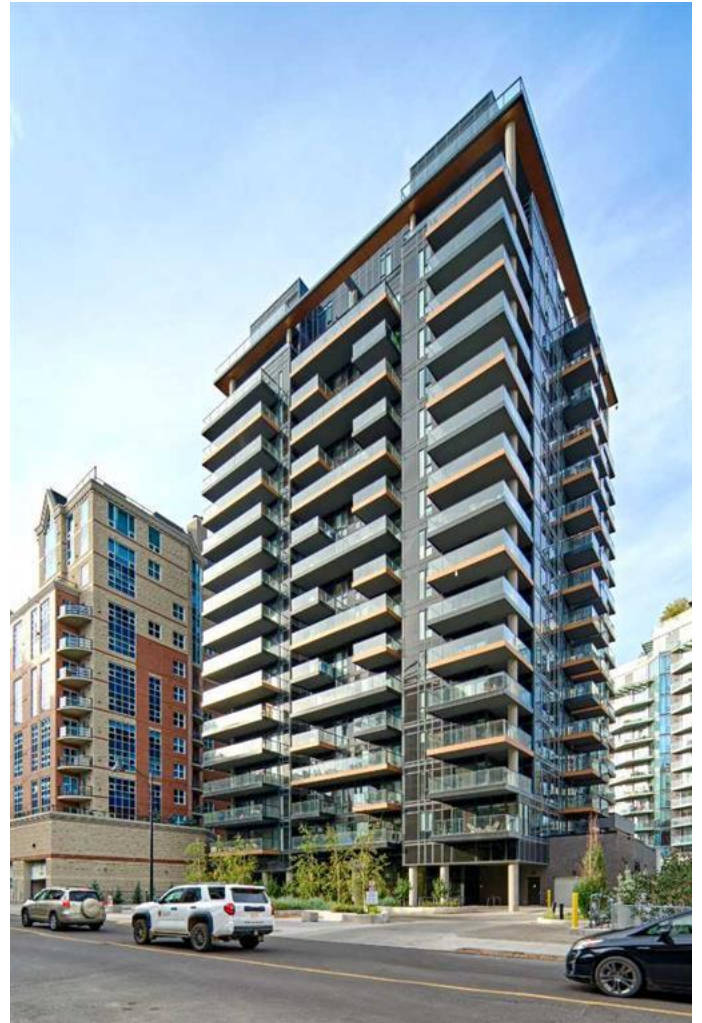
Additional enclosed den for office or storage

Large balcony with Bow River and Peace Bridge views

Building amenities: concierge service, fitness and yoga studio, owners™ lounge, meeting room, secure bike storage, and ample visitor parking.

Steps to Prince™'s Island Park, river pathways, and downtown shopping, dining, and entertainment. Immediate possession available.

Built in 2025



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2268708          |
| Price          | \$438,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 514               |
| Acres          | 0.00              |
| Year Built     | 2025              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 1012, 730 2 Avenue Sw |
| Subdivision | Eau Claire            |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2P1R8                |

## Amenities

|                |                                              |
|----------------|----------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Visitor Parking |
| Parking Spaces | 1                                            |
| Parking        | Titled, Underground                          |

## Interior

|                   |                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------|
| Interior Features | Elevator, No Smoking Home, Open Floorplan, Quartz Counters, Vinyl Windows                                          |
| Appliances        | Convection Oven, Dishwasher, Gas Cooktop, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                            |
| Cooling           | Central Air                                                                                                        |
| # of Stories      | 18                                                                                                                 |

## Exterior

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



## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | November 4th, 2025 |
| Days on Market | 1                  |
| Zoning         | DC (pre 1P2007)    |

## Listing Details

|                |         |
|----------------|---------|
| Listing Office | Skyrock |
|----------------|---------|



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