

# \$474,900 - 615, 46 9 Street Ne, Calgary

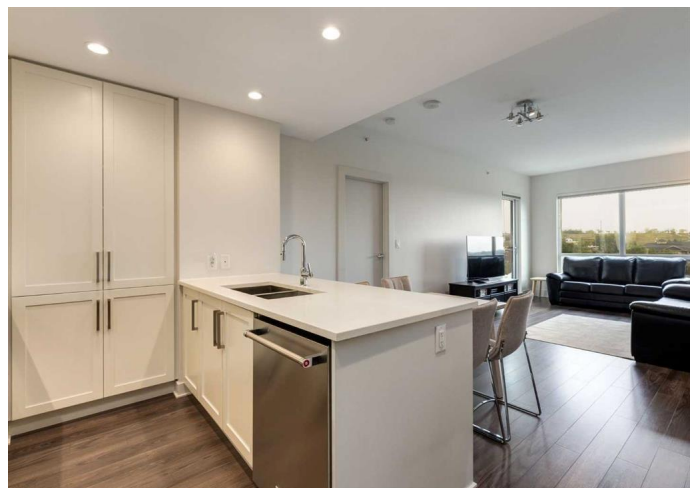
MLS® #A2257505

**\$474,900**

2 Bedroom, 2.00 Bathroom, 863 sqft  
Residential on 0.00 Acres

Bridgeland/Riverside, Calgary, Alberta

This 6th floor east-facing 2 bedroom, 2 bathroom condo plus den in Bridgeland Crossing offers a perfect blend of modern comfort and urban lifestyle, with breathtaking serene morning sunrises and views over the beautifully landscaped courtyard featuring community gardens, manicured greenspace, BBQs, and a fully equipped outdoor kitchen for gatherings. Inside, the open-concept layout is spacious and inviting, highlighted by 9-foot ceilings, laminate flooring, quartz countertops, and a sleek white kitchen with premium built-in appliances including a 5-burner gas cooktop, oven, microwave, and hood fan. The primary suite is a true retreat with a walk-in closet and a luxurious 4-piece ensuite complete with a walk-in shower and double sinks, while the second bedroom is generously sized with access to a full 4-piece bath, making it ideal for guests or a home office. The private balcony adds the perfect outdoor escape, and the home is equipped with central air conditioning, in-suite laundry, titled underground heated parking, and a convenient storage locker down the hall from the unit. Residents of Bridgeland Crossings enjoy a wide array of resort-style amenities including a fully equipped fitness center and yoga studio, theatre and media lounge, dog wash station, putting green, bike lockers, and a repair station, along with the convenience of being steps from trendy restaurants, parks, river pathways, transit, and downtown Calgary. Check out the video in the media link and book your private showing



today!

Built in 2016

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2257505          |
| Price          | \$474,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 863               |
| Acres          | 0.00              |
| Year Built     | 2016              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 615, 46 9 Street Ne  |
| Subdivision | Bridgeland/Riverside |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2E 7Y1              |

**Amenities**

|                |                                                                                                                                              |
|----------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s), Fitness Center, Gazebo, Party Room, Secured Parking, Snow Removal, Storage, Visitor Parking, Community Gardens |
| Parking Spaces | 1                                                                                                                                            |
| Parking        | Heated Garage, Titled, Underground                                                                                                           |

**Interior**

|                   |                                                                                   |
|-------------------|-----------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Open Floorplan, Quartz Counters                                    |
| Appliances        | Gas Range, Oven, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | Forced Air                                                                        |
| Cooling           | Central Air                                                                       |

# of Stories 8

## Exterior

Exterior Features Balcony, Courtyard, Garden, Private Yard

Construction Brick, Concrete

## Additional Information

Date Listed September 16th, 2025

Days on Market 10

Zoning DC

## Listing Details

Listing Office RE/MAX Real Estate (Mountain View)

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