



DON'T GAMBLE WITH YOUR HOME.  
**RE/MAX JACK**  
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 ASSOCIATE

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2102, 683 10 Street SW  
 Calgary, Alberta

MLS # A2163175

**\$1,199,000**



<b>Division:</b>	Downtown West End		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	2,656 sq.ft.	<b>Age:</b>	2001 (23 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2
<b>Garage:</b>	Heated Garage, Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	In Floor, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Tar/Gravel	<b>Condo Fee:</b>	\$ 1,964
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stone	<b>Zoning:</b>	DC (pre 1P2007)
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, Kitchen Island, Open Floorplan, Soaking Tub, Walk-In Closet(s)		

**Inclusions:** N/A

Experience the pinnacle of urban living in this completely renovated luxury penthouse condo, boasting unobstructed southwest and northeast views from two expansive wrap-around balconies. This exquisite residence includes two titled underground parking stalls, central air conditioning that ensures year-round comfort and offers a plethora of high-end finishes and customizations. This unit features three generously-sized bedrooms and a fully enclosed den with elegant 10-millimeter glass walls. The wide hallways enhance the open and inviting atmosphere, perfect for entertaining. The dining area is adorned with bespoke cabinetry and built-in wine storage, ideal for intimate dinners and gatherings. Culinary enthusiasts will appreciate the state-of-the-art kitchen, equipped with Miele and Thermador appliances, an induction cooktop, dual Faber hood fans, and a massive island with quartz countertops. The kitchen also features a clear glass backsplash and under-cabinet lighting for a sleek, modern look. Custom built-ins and a uniquely covered pillar create a focal point in the living area, complemented by an integrated sound system and remote-controlled blinds. Thousands of dollars have been invested in extensive millwork throughout the condo, including commercial-grade engineered Mirage hardwood flooring. The primary bathroom is a sanctuary with a glass tile shower, rain shower head, water closet, heated floors, and a gas fireplace for added comfort and luxury. Two additional well-sized bedrooms share a stylish 4-piece bathroom. This penthouse condo is a testament to refined taste and sophisticated living, offering unparalleled comfort, style, and functionality. It is truly a one-of-a-kind residence that promises an extraordinary lifestyle.