631 88 9 Street NE

Calgary | Active | MLS® A2339061

$719,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2019**	**1,161.26 sq. ft.**

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Listed by The Real Estate District

A closer look

A rare opportunity to own an exceptional 6th-floor executive residence offering 1,161 sq. ft. of beautifully designed living space with 2 bedrooms, 2 bathrooms and a private den. Impeccably maintained and thoughtfully upgraded, this home immediately stands out with hardwood flooring, high ceilings and expansive floor-to-ceiling windows that fill the home with natural light.

The impressive kitchen is made for both everyday living and entertaining, featuring a massive island, granite countertops, built-in pantry, wine fridge, under-cabinet lighting and premium Bosch and Fisher & Paykel appliances, including a gas cooktop. Beyond the kitchen, the open-concept layout offers a generous dining area with plenty of room for a full-size table, along with a spacious living room framed by floor-to-ceiling windows. The living space extends onto an incredible covered concrete balcony, offering plenty of privacy and room to relax or entertain outdoors.

The primary bedroom has its own private access to the balcony, along with a walk-through closet with built-ins and a beautifully finished ensuite featuring dual vanities, tiled walls, under-cabinet lighting, soaker tub and separate shower. The second bedroom is also generously sized with oversized windows and a walk-in closet with built-in shelving.

Practicality hasn’t been overlooked, with a dedicated laundry room featuring a front-load washer and dryer, additional shelving and storage. The home also includes two titled underground parking stalls and additional storage.

Residents also enjoy an impressive rooftop patio complete with a barbecue area, community garden and comfortable seating overlooking downtown, an incredible space to relax, entertain and take in the city views.

An exceptional combination of space, quality, functionality and lifestyle, this executive residence offers a level of comfort and finish that is increasingly hard to find.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2339061
Bedrooms	2
Bathrooms	2
Year Built	2019
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo

Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	1,161.26 sq. ft.
Condo Fee:	$833.46
Condo Fee Includes:	Gas, Heat, Insurance, Interior Maintenance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Trash, Water
Front Exposure:	West
Unit Exposure:	South
Floor Location:	Other
Entry Level:	6
Stories Total:	7
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	2019 (Age: 7)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	1910069
Heating:	Forced Air

Builder:	Bucci
New Constr.:	No
Construction Material:	Brick, Concrete
Structure Type:	High Rise (5+ stories)
Roof:	Tar/Gravel
Ensuite:	Yes
Flooring:	Carpet, Hardwood, Tile
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Garage Spaces:	2
Parking:	Side By Side, Stall, Titled
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Northeast
Condo Name:	Radius
Community:	Bridgeland/Riverside
Amenities:	Bicycle Storage, Car Wash, Community Gardens, Elevator(s), Fitness Center, Picnic Area, Secured Parking, Storage, Workshop
Appliances:	Dishwasher, Dryer, Electric Oven, Garburator, Gas Cooktop, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Inclusions:	Blinds, Built-in Shelving units, Fob Keys & Garage Remotes
Restrictions:	Pet Restrictions or Board approval Required, Pets Allowed, Restrictive Covenant, Short Term Rentals Not Allowed, Utility Right Of Way
Pets Allowed:	Restrictions, Yes

Main Floor	Den · 8'6" × 7'10" ·
Main Floor	Bedroom · 11'9" × 10'5" ·
Main Floor	Dining Room · 19'1" × 11'2" ·
Main Floor	Kitchen · 19'2" × 10'11" ·
Main Floor	Laundry · 8'3" × 7'1" ·
Main Floor	Living Room · 12'10" × 10'10" ·
Main Floor	Bedroom - Primary · 15'2" × 10'10" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Tennis Court(s), Walking/Bike Paths
Interior Features:	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Walk-In Closet(s)
Exterior Features:	Balcony
Patio And Porch Features:	None
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	DC
Listed Date:	Sep 10, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/631-88-9-street-ne-calgary-a2339061/

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