908 8604 48 Avenue NW

Calgary | Active | MLS® A2350515

$195,000









Bedrooms	Bathrooms	Year Built	Living area
2	**1**	**1981**	**906.98 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX First

A closer look

Views!!! Views!! Views! ***Welcome to Silverwood on the Park, perched on the 9th floor, this exceptional west facing 2-bedroom condo features amazing views overlooking Bowness Park and the picturesque Bow River. The thoughtfully designed layout includes two spacious bedrooms, both with views, and a large living room with massive windows to take in the views. The kitchen features oak cabinets with ample counter space that opens up to a separate dining and living room. A 4-piece bathroom and a generous sized in-suite storage room complete the unit. This quiet, well-managed **18+ adult ** complex offers desirable amenities including a fully equipped fitness facility, sauna, social room, and 4 rooftop patios on floors 5, 7 and two on floor 9 (close to this unit). Convenient and budget friendly with all utilities included in the condo fee, free common laundry on every floor, pet-friendly complex and an assigned underground parking stall. Easy access to the scenic Bow River pathways, green spaces, and recreational opportunities of Bowness Park. An incredible opportunity to enjoy spacious, low-maintenance living with unmatched views in a highly sought-after location!!!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2350515
Bedrooms	2
Bathrooms	1
Year Built	1981
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:	906.98 sq. ft.
Main Level Finished Area:	906.98 sq. ft.

Condo Fee:	$821.00
Condo Fee Includes:	Caretaker, Common Area Maintenance, Electricity, Heat, Insurance, Parking, Professional Management, Reserve Fund Contributions, Residential Manager, Security, Sewer, Snow Removal, Trash
Acreage:	No
Front Exposure:	East
Unit Exposure:	West
Floor Location:	Other
Entry Level:	9
Stories Total:	10
Levels:	Single Level Unit
End Unit:	1 Common Wall
Total Rooms Above Grade:	5
Year built:	1981 (Age: 45)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	8310407
Heating:	Baseboard
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Concrete
Structure Type:	High Rise (5+ stories)
Roof:	Flat, Membrane

Ensuite:	No
Flooring:	Carpet, Linoleum
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Assigned, Parkade, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	Common Area
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Silverwood On The Park
Community:	Bowness
Amenities:	Elevator(s), Fitness Center, Laundry, Party Room, Recreation Room, Roof Deck, Sauna, Secured Parking, Storage, Trash, Visitor Parking
Appliances:	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Window Coverings
Inclusions:	Cabinets in Storage Room
Restrictions:	Adult Living
Pets Allowed:	Restrictions, Yes
Main Floor	Kitchen · 9' × 7'6" ·
Main Floor	Dining Room · 8'8" × 8'7" ·
Main Floor	Living Room · 17'10" × 15' ·
Main Floor	Bedroom - Primary · 12'10" × 10'1" ·
Main Floor	Bedroom · 10'7" × 8' ·
Main Floor	Storage · 12'5" × 4'8" ·
Title to Land:	Fee Simple

Community Features:	Park, Playground, Pond, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	No Animal Home, No Smoking Home, Storage
Exterior Features:	None
Patio And Porch Features:	Balcony(s)
Lot Features:	Backs on to Park/Green Space
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	C-COR2 f3.0h46
Listed Date:	Oct 09, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/908-8604-48-avenue-nw-calgary-a2350515/

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