

\$395,000 - 517, 88 Arbour Lake Road Nw, Calgary

MLS® #A2225135

\$395,000

2 Bedroom, 2.00 Bathroom, 962 sqft

Residential on 0.00 Acres

Arbour Lake, Calgary, Alberta

Experience luxurious, executive living in the vibrant lake community of Arbour Lake! This impressive TOP-FLOOR unit is a showstopper, featuring stunning high-end finishes and a spacious, open-concept layout. Step into the bright, contemporary kitchen where sleek granite countertops, high-end cabinetry, and stainless steel appliances set the stage for fabulous meals and easy entertaining. Plush, upgraded carpeting and soaring 9'™ ceilings create an inviting atmosphere that feels both stylish and comfortable. The generous primary suite is a perfect retreat with double closets and a large ensuite bathroom. The second bedroom is cleverly outfitted with a built-in desk and a top-quality Murphy bed for maximum flexibility. This time of year you'll love to come home and relax on your private balcony taking in the peaceful views of this sought-after community. Or, dive into everything Arbour Lake has to offer – soak up sunny beach days, go for a swim or paddleboard, or try your hand at fishing in the only private lake in NW Calgary! This exceptional complex also includes a fitness facility, meeting room, secure bike storage, and indoor visitor parking. Two parking stalls and a storage unit are also included! This incredible property has a location that can't be beat - just steps away from restaurants, shopping, and the Crowfoot LRT station. Don't miss your chance to call it home – book your showing today and experience the best of luxury lake living



year-round!

Built in 2008

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2225135 |
| Price | \$395,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 962 |
| Acres | 0.00 |
| Year Built | 2008 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|-----------------------------|
| Address | 517, 88 Arbour Lake Road Nw |
| Subdivision | Arbour Lake |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3G 0C2 |

Amenities

| | |
|----------------|--|
| Amenities | Elevator(s), Fitness Center, Secured Parking, Storage, Visitor Parking |
| Parking Spaces | 2 |
| Parking | Assigned, Heated Garage, Parkade, Underground |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | High Ceilings |
| Appliances | Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | In Floor, See Remarks |
| Cooling | None |
| Fireplace | Yes |

| | |
|-----------------|--------------------------|
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room, Mantle |
| # of Stories | 5 |

Exterior

| | |
|-------------------|---------------------------|
| Exterior Features | Balcony |
| Roof | Asphalt Shingle |
| Construction | Brick, Stucco, Wood Frame |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 30th, 2025 |
| Days on Market | 12 |
| Zoning | M-C2 |
| HOA Fees | 220 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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