$1,250,000 - 4003, 530 3 Street Se, Calgary

MLS® #A2221690

$1,250,000
3 Bedroom, 3.00 Bathroom, 1,547 sqft
Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Rarely offered 3 Bed 3 Bath PENTHOUSE condominium in Arris Residences of this caliber. This urban oasis on the 40th floor on the North East corner has unobstructed panoramic river views. The contemporary interior design fuses style and function, showcasing the spacious open concept. The 9 foot ceilings provide large floor to ceiling windows that create an inviting atmosphere throughout the entire space with a wash of light. The oversized balcony is an extension of your living space, perfect for summer soirees or private relaxation. A beautiful kitchen with European stainless-steel appliances; complete with a 30" Faber Integrated hood fan cabinet and featuring a premium undercounter Whirlpool wine fridge (exclusive to penthouse homes). Complete with quartz counters and backsplash, a sizable island with exquisite cabinetry, as well as a large walk-in pantry, all make this a delectable kitchen fit for a chef. The palatial primary suite has a spacious walk-in closet and spa-like ensuite bathroom with soaker tub, glass shower, tile floor and double vanities. This home also features a second bedroom, laundry with full size washer and dryer, and ample storage closets. Central A/C, DOUBLE underground PRIVATE PARKING GARAGE with EV and storage locker complete the package. Arris is a community that mirrors your lifestyle and values, offering an urban experience brimming with amenities like no other. Enjoy access to an indoor pool, hot tub, steam and sauna

rooms, premium fitness facilities, and social spaces. Additionally, you have direct access to over 170,000 square feet of essential services, including the new urban-format Real Canadian Superstore and various lifestyle retailers, all conveniently located within the building itself.
Stagged photos are AI generated

Built in 2024

Essential Information

MLS® #	A2221690
Price	$1,250,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,547
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	4003, 530 3 Street Se
Subdivision	Downtown East Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G2L8

Amenities

Amenities	Recreation Room, Visitor Parking, Elevator(s), Fitness Center, Indoor Pool, Party Room, Sauna, Spa/Hot Tub
Parking Spaces	2
Parking	Underground, In Garage Electric Vehicle Charging Station(s)
# of Garages	2

Interior

Interior Features	No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Microwave, Refrigerator, Washer/Dryer, Window Coverings, Wine Refrigerator, Gas Range
Heating	Forced Air
Cooling	Central Air
# of Stories	41

Exterior

Exterior Features	Playground
Construction	Concrete, Metal Siding

Additional Information

Date Listed	May 18th, 2025
Days on Market	124
Zoning	DC

Listing Details

Listing Office	City Homes Realty

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