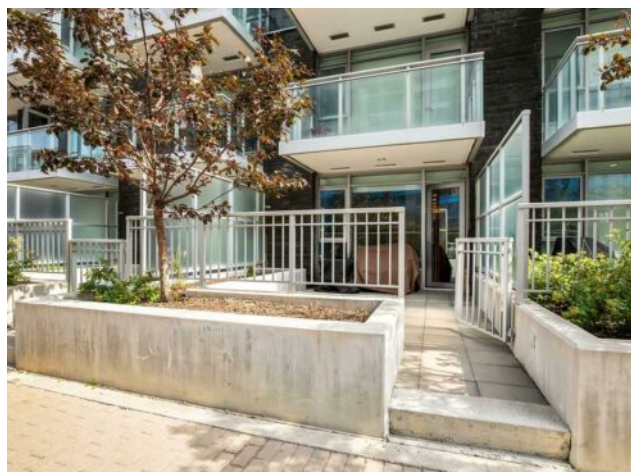


**103, 108 Waterfront Court SW
Calgary, Alberta**

MLS # A2255840



\$313,800

Division:	Chinatown		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	490 sq.ft.	Age:	2019 (6 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Central	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 401
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	See Remarks		

Inclusions: TV with Mount, Natural Stone Nesting Tables, 2 Lamps, 2 Side Tables, Double Mattress, Bed Frame, Couch

This stylish 1-bedroom, 1-bathroom, FURNISHED (as pictured excluding BBQ and Patio Furniture) AIR CONDITIONED condo puts you right in the heart of one of Calgary's most vibrant and walkable neighborhoods. Perfectly situated steps from the river pathways, coffee shops, restaurants, and the downtown core, this home is made for those who want convenience, community, and a touch of luxury. Inside, the open layout is designed for both function and style. The sleek kitchen features two-toned cabinetry, quartz countertops, a gas cooktop, and high-end stainless steel appliances perfect for cooking or hosting friends before a night out. The living area is filled with west-facing natural light, flowing seamlessly onto your own urban oasis private patio. The bedroom offers a calm retreat, while the inspired bathroom with modern finishes makes everyday routines feel indulgent. This unit also comes with underground parking and a storage locker. Waterfront Parkside isn't just a place to live — it's a lifestyle. With concierge service, 24-hour security, a fitness centre, steam room + hot tub, guest suite, party room, and secure bike storage, you'll have everything you need without leaving home. If you're looking for a condo that blends upscale finishes, unbeatable location, and a vibrant city lifestyle — this is it. Book your private showing today and step into downtown living at its finest!