

\$328,900 - 228, 23 Millrise Drive Sw, Calgary

MLS® #A2236333

\$328,900

2 Bedroom, 2.00 Bathroom, 867 sqft

Residential on 0.00 Acres

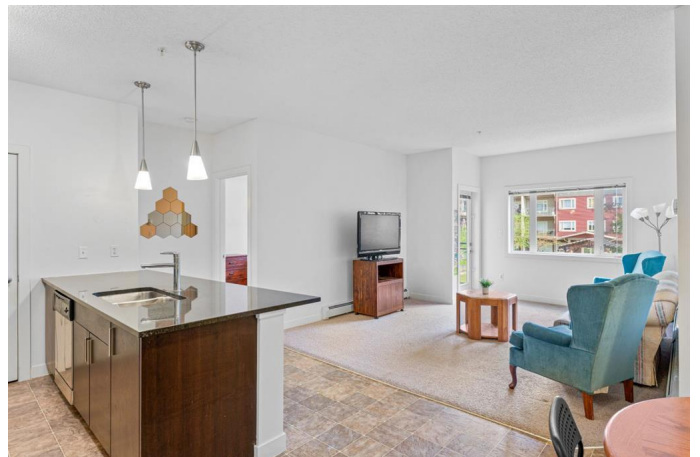
Millrise, Calgary, Alberta

Welcome to this beautifully designed 2 bedroom, 2 bathroom apartment located in the desirable Millrise community " where convenience meets comfort. Boasting high ceilings and large windows, this open-concept layout offers an abundance of natural light and a seamless flow throughout the home.

Enjoy a generous dining and living area that extends to a spacious balcony, complete with a built-in gas line and serene views of the courtyard " perfect for relaxing or entertaining. The modern kitchen is equipped with stainless steel appliances, ample cabinetry, a large walk-in pantry, quartz countertops, and a spacious island thatâ€™s perfect for casual dining or entertaining.

The thoughtfully designed floor plan places the spacious primary suite on one side of the unit, featuring a walk-through his-and-hers closet and a private 4-piece ensuite. The second bedroom, located on the opposite side for added privacy, is generously sized and conveniently situated near the second 4-piece bathroom and in-unit laundry room.

This well-managed building includes condo fees that covers heat, water, electricity, a heated underground parking stall, and an assigned storage locker. Residents also enjoy premium amenities including a fully equipped fitness facility, steam room with change rooms and lockers, a theatre/entertainment room,



and a large banquet room with kitchen and washrooms - ideal for hosting gatherings.

Situated just a 10-minute walk to the Shawnessy LRT and steps from Starbucks, Sobeys, Shoppers Drug Mart, and more – this unbeatable location puts everything you need right at your doorstep.

Don’t miss this opportunity to live in one of the most connected and amenity-rich communities in the area. Book your private showing today!

Built in 2008

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2236333 |
| Price | \$328,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 867 |
| Acres | 0.00 |
| Year Built | 2008 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 228, 23 Millrise Drive Sw |
| Subdivision | Millrise |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Y 3V1 |

Amenities

| | |
|-----------|--|
| Amenities | Bicycle Storage, Clubhouse, Elevator(s), Fitness Center, Party Room, |
|-----------|--|

| | |
|----------------|--|
| | Secured Parking, Visitor Parking, Recreation Room |
| Parking Spaces | 1 |
| Parking | Covered, Heated Garage, Secured, Underground, Gated, Guest, Titled |

Interior

| | |
|-------------------|---|
| Interior Features | High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage |
| Appliances | Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Window Coverings, Washer/Dryer Stacked |
| Heating | Baseboard, Natural Gas |
| Cooling | None |
| # of Stories | 4 |

Exterior

| | |
|-------------------|----------------------------------|
| Exterior Features | Balcony, BBQ gas line, Courtyard |
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | July 3rd, 2025 |
| Days on Market | 52 |
| Zoning | DC (pre 1P2007) |

Listing Details

| | |
|----------------|--------------------------|
| Listing Office | The Real Estate District |
|----------------|--------------------------|

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