

# \$289,900 - 218, 30 Discovery Ridge Close Sw, Calgary

MLS® #A2236583

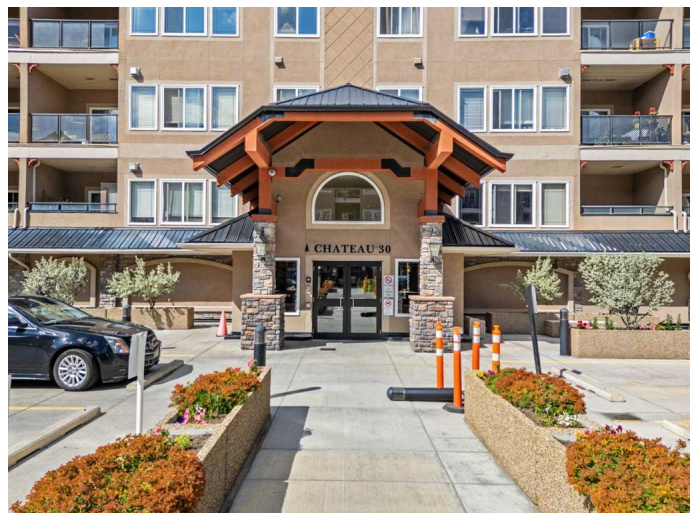
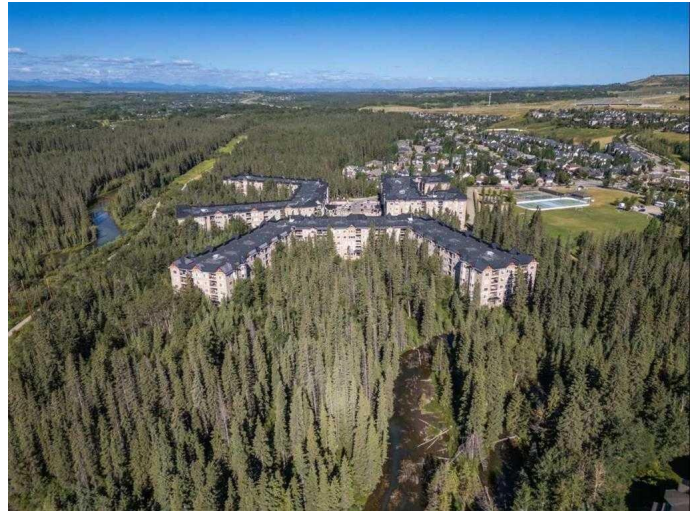
**\$289,900**

1 Bedroom, 1.00 Bathroom, 789 sqft

Residential on 0.00 Acres

Discovery Ridge, Calgary, Alberta

1 BEDROOM PLUS DEN | ELECTRICITY INCLUDED | CONCRETE BUILDING | GYM | TITLED UNDERGROUND PARKING | IN-SUITE LAUNDRY | Welcome to your urban retreat nestled in nature! Designed with a luxurious resort feel, this beautiful complex features a striking stucco and timber exterior, framed by towering 50'™ spruce trees in Griffith Park™ giving you the feeling of arriving at a Canmore lodge. This spacious 1-bedroom plus DEN unit offers unbeatable value. The open-concept kitchen is ideal for entertaining, complete with an eat-up bar and a seamless flow into the living and dining area, where you™ll find 3 generous windows and a cozy river rock-faced gas fireplace. Step out onto your private balcony overlooking the towering spruce trees, equipped with a gas line for barbequing. The generously sized primary bedroom easily accommodates a king-size bed and includes a walk-in closet. The luxurious bathroom features both a deep soaker tub and a walk-in glass shower. Enjoy the peace and quiet of concrete construction, along with the convenience of in-suite laundry, titled underground parking (with the option to add a storage cage), and excellent building amenities including a fully equipped gym, social room, bicycle storage, and abundant visitor parking. Nature lovers will appreciate being steps from Griffith Woods Park™ a 93-hectare natural environment park along the Elbow River with extensive paved and unpaved trails. The Discovery Ridge



community area is located right behind the Wedgewoods with a childrenâ€™s playground, tennis courts, soccer fields, skating/hockey rink, and basketball court. Located within walking distance to transit, a Nearby CHALET STYLE shops include a CAFE, DONUT SHOP, PHARMACY, WINE & SPIRITS, & RESTAURANTS and quick access to Stoney Trail, this home truly offers the best of both convenience and tranquillity.

Built in 2007

**Essential Information**

MLS® #	A2236583
Price	\$289,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	789
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	218, 30 Discovery Ridge Close Sw
Subdivision	Discovery Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5X5

**Amenities**

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Parking, Party Room, Recreation Facilities, Secured Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	1

Parking	Parkade, Stall, Titled, Underground
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## Interior

Interior Features	Vinyl Windows
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Hot Water
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Stone
# of Stories	6

## Exterior

Exterior Features	Balcony
Construction	Stucco

## Additional Information

Date Listed	July 7th, 2025
Days on Market	4
Zoning	DC (pre 1P2007)

## Listing Details

Listing Office	RE/MAX First
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