

503, 201 Quarry Way SE  
Calgary, Alberta

MLS # A2157585



**\$894,900**

<b>Division:</b>	Douglasdale/Glen		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	1,276 sq.ft.	<b>Age:</b>	2014 (10 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Parkade, Stall, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Fireplace(s), Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 887
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stone	<b>Zoning:</b>	DC
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Double Vanity, Elevator, High Ceilings, Kitchen Island, Open Floorplan, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)		

**Inclusions:** N/A

Ultra-rare penthouse in the sought-after Champagne at Quarry Park, a luxury condo complex backing onto the Bow River. This top-floor, east-facing unit offers stunning sunrise views, 10-foot ceilings, and a peaceful lifestyle in a concrete building. The 2-bedroom, 2-bathroom layout ensures privacy, with bedrooms on opposite sides of the spacious living area. The chef-inspired kitchen features custom stained cabinets, Wolf and Sub-Zero appliances, and a large granite island perfect for entertaining. The living area, with a gas fireplace, offers flexibility for various layouts, complemented by hand-scraped hardwood floors and heated tile in the bathrooms. The master suite boasts an expansive walk-in closet, a spa-like ensuite with a soaker tub, oversized shower, and motorized blackout shades. The second bedroom includes a patio door and access to a Jack-and-Jill bathroom with high-end finishes. Additional features include dual HVAC systems, smart home controls, in-suite laundry, built-in shelving, and fiber internet. The unit comes with 2 titled underground parking spaces, a large storage locker, and 24/7 access to a private car wash and secured bike storage. Champagne at Quarry Park offers direct access to the Bow River pathway, nearby parks, and is minutes from local amenities. Experience maintenance-free, luxury riverside living. Book your showing today!