

# MARKET RENT REPORT

## WATERFRONT EAU CLAIRE - OCTOBER 2020 2 BEDROOMS 2 BATH

702 / Waterfront Parkside 2 Bed + 2 Bath Condo / Fantastic Views of River

118 Waterfront Court SW

96

### Views Summary

LAST ACTIVATED: OCT 21 2020



### Views Report

DAY	VIEWS	EMAILS	CALLS
November 3, 2020	5	0	0
November 2, 2020	7	0	0
November 1, 2020	1	0	0
October 31, 2020	2	0	0
October 30, 2020	5	0	0
October 29, 2020	19	0	0
October 28, 2020	7	0	0
October 27, 2020	7	0	0
October 26, 2020	4	0	0
October 25, 2020	8	0	0
October 24, 2020	5	0	0
October 23, 2020	11	0	0
October 22, 2020	7	0	0
October 21, 2020	7	0	0

**ROMANIA LEO**  
[romance@realpropertymgt.ca](mailto:romance@realpropertymgt.ca)  
[www.rpmace.ca](http://www.rpmace.ca) 403.816.2308



# MARKET RENT REPORT

## WATERFRONT EAU CLAIRE - OCTOBER 2020 2 BEDROOMS 2 BATH



### Parkside at Waterfront

401 - 118 Waterfront Court SW

Eau Claire | Calgary, AB

[Directions](#) | [Street View](#)

LISTING ID  
366528

SMOKING  
Non-smoking

TENANT PARKING  
Underground

PETS  
Cats & dogs negotiable

YEAR BUILT  
2019

LANDLORD ON RENTFASTER SINCE  
2019



HIDE



TYPE	RENT	DEPOSIT	BEDS	BATHS	SQ. FEET	FURNISHING	LEASE TERM	AVAILABILITY
Condo	<b>\$1850</b>	\$1850	2 bd	2 ba	760 ft <sup>2</sup>	Unfurnished	Long Term	<b>Immediate</b>
<i>Utilities Included: Heat   Water</i>								

### WATERFRONT PARKSIDE 2-BEDROOM 2-BATHROOM CORNER UNIT WITH UNDERGROUND PARKING



the L shape kitchen gives more space for dining area

### Parkside at Waterfront

138 Waterfront Court SW

Eau Claire | Calgary, AB

[Directions](#) | [Street View](#)

LISTING ID  
356052

SMOKING  
Non-smoking

TENANT PARKING  
Underground | Fee: Included

PETS  
No pets

YEAR BUILT  
Dec 2018

LANDLORD ON RENTFASTER SINCE  
2018



HIDE



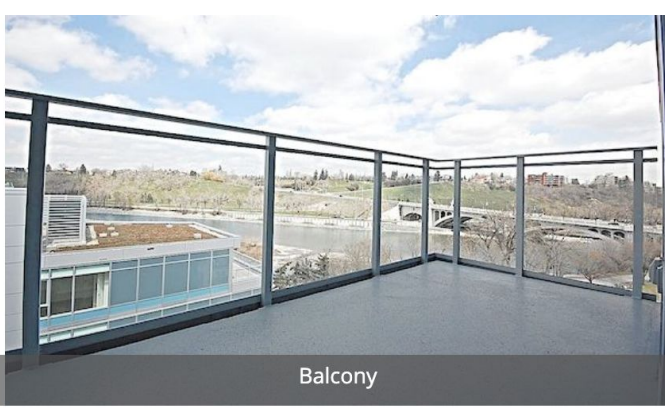
TYPE	RENT	DEPOSIT	BEDS	BATHS	SQ. FEET	FURNISHING	LEASE TERM	AVAILABILITY
Condo	<b>\$1950</b>	\$1950	2 bd	2 ba	880 ft <sup>2</sup>	Unfurnished	Long Term	<b>Immediate</b>

**ROMANIA LEO**

**ace@realpropertymgmt.ca**

**www.rpmace.ca 403.816.2308**





Balcony

**Parkside at Waterfront**

**118 Waterfront Court SW**

Eau Claire | Calgary, AB  
[Directions](#) | [Street View](#)



LISTING ID: 428911  
 SMOKING: Non-smoking  
 TENANT PARKING: Underground  
 PETS: No pets  
 YEAR BUILT: 2019



TYPE	RENT	DEPOSIT	BEDS	BATHS	SQ. FEET	FURNISHING	LEASE TERM	AVAILABILITY
Condo	<b>\$2100</b>	\$2100	2 bd	2 ba	757 ft <sup>2</sup>	Unfurnished	Long Term	<b>Nov 08, 2020</b>
<i>Utilities Included: Heat   Water</i>								

**702 / WATERFRONT PARKSIDE 2 BED + 2 BATH CONDO / FANTASTIC VIEWS OF RIVER**

Modern TWO bedroom executive suite at Waterfront. 7th floor with a good size balcony offering nice views of Eau Claire and unobstructed views of the River.



**Waterfront**

**502 - 222 Riverfront Ave SW**

Eau Claire | Calgary, AB  
[Directions](#) | [Street View](#)

LISTING ID: 351012  
 SMOKING: Non-smoking  
 TENANT PARKING: Single garage  
 PETS: Cats & dogs negotiable | Fee: 300  
 YEAR BUILT: 2019  
 LANDLORD ON RENTFASTER SINCE 2010



TYPE	RENT	DEPOSIT	BEDS	BATHS	SQ. FEET	FURNISHING	LEASE TERM	AVAILABILITY
Condo	<b>\$2090</b>	\$2090	2 bd	2 ba	~860	Unfurnished	Negotiable	<b>Immediate</b>
<i>Utilities Included: Water   Heat</i>								

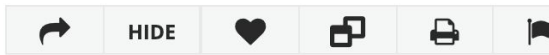


**Parkside at Waterfront**

**108 Waterfront Court SW**

Eau Claire | Calgary, AB  
[Directions](#) | [Street View](#)

LISTING ID: 360449  
 SMOKING: Non-smoking  
 TENANT PARKING: Underground  
 PETS: No pets  
 YEAR BUILT: 2019  
 LANDLORD ON RENTFASTER SINCE 2006



TYPE	RENT	DEPOSIT	BEDS	BATHS	SQ. FEET	FURNISHING	LEASE TERM	AVAILABILITY
Condo	<b>\$2180</b>	\$2180	2 bd	2 ba	818 ft <sup>2</sup>	Furnished	Negotiable	<b>Immediate</b>
<i>Utilities Included: Heat   Cable   Water   Internet</i>								

**ROMANIA LEO**  
 ace@realpropertymgt.ca  
 www.rpmace.ca 403.816.2308





NEIGHBORHOOD:

DATE:



### Parkside at Waterfront

209 - 108 2nd Street SW

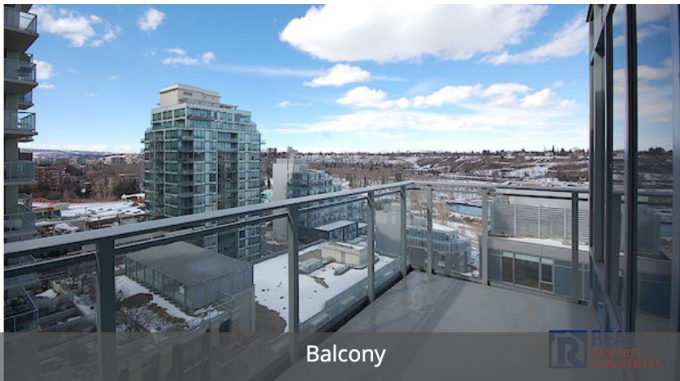
Eau Claire | Calgary, AB  
[Directions](#) | [Street View](#)

LISTING ID 335896	PETS No pets
SMOKING Non-smoking	YEAR BUILT 2018
TENANT PARKING Underground	LANDLORD ON RENTFASTER SINCE 2018



TYPE	RENT	DEPOSIT	BEDS	BATHS	SQ. FEET	FURNISHING	LEASE TERM	AVAILABILITY
Apartment	<b>\$2300</b>	\$2300	2 bd	2 ba	937 ft <sup>2</sup>	Unfurnished	Negotiable	<b>Immediate</b>
<i>Utilities Included: Heat   Electricity   Water</i>								

### COZY 2 BEDROOM+2 FULL BATH AT WATERFRONT - EXCELLENT BOW RIVER VIEW



### Parkside at Waterfront

108 Waterfront Court SW

Eau Claire | Calgary, AB  
[Directions](#) | [Street View](#)

Property Managed By:



LISTING ID 426887	PETS No pets
SMOKING Non-smoking	YEAR BUILT 2019
TENANT PARKING Underground	



TYPE	RENT	DEPOSIT	BEDS	BATHS	SQ. FEET	FURNISHING	LEASE TERM	AVAILABILITY
Condo	<b>\$2400</b>	\$2400	2 bd	2 ba	950 ft <sup>2</sup>	Unfurnished	Long Term	<b>Nov 16, 2020</b>
<i>Utilities Included: Heat   Water</i>								

### 1203 / MODERN 2 BED + 2 BATH CONDO / WATERFRONT PARKSIDE / EAU CLAIRE / VIEWS

**ROMANIA LEO**  
 ace@realpropertymgt.ca  
 www.rpmace.ca 403.816.2308



## CURRENT MARKET OVERVIEW

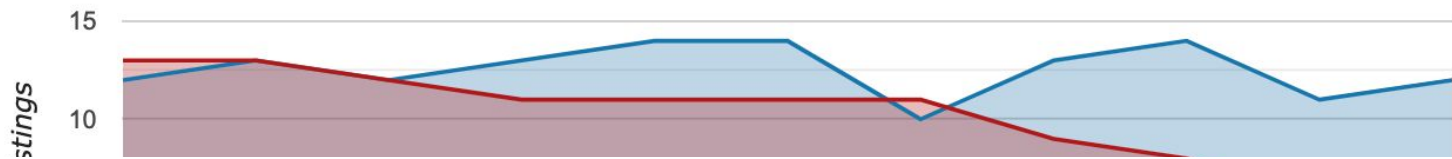
# OF RENTALS	MIN PRICE	MAX PRICE	AVG PRICE
10	\$1,800	\$2,800	\$2,079

## CURRENT LISTINGS PRICE DISTRIBUTION



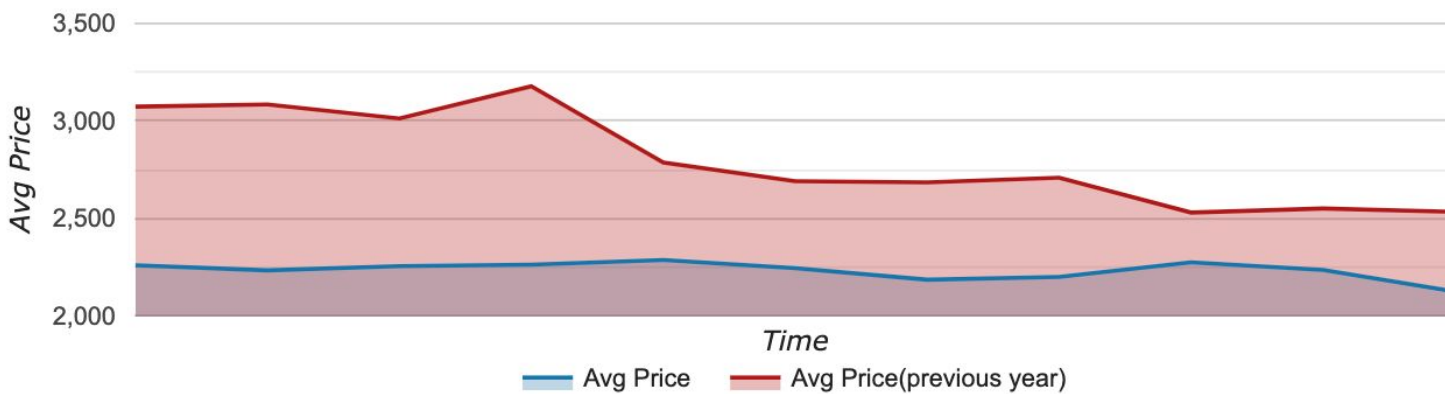
## HISTORICAL NUMBER OF LISTINGS

Zoom: **3m** 6m 1y 2y 3y 5y



## HISTORICAL AVERAGE PRICE

Zoom: **3m** 6m 1y 2y 3y 5y



**ROMANIA LEO**  
[mace@realpropertymgt.ca](mailto:mace@realpropertymgt.ca)  
[www.rpmace.ca](http://www.rpmace.ca) 403.816.2308

