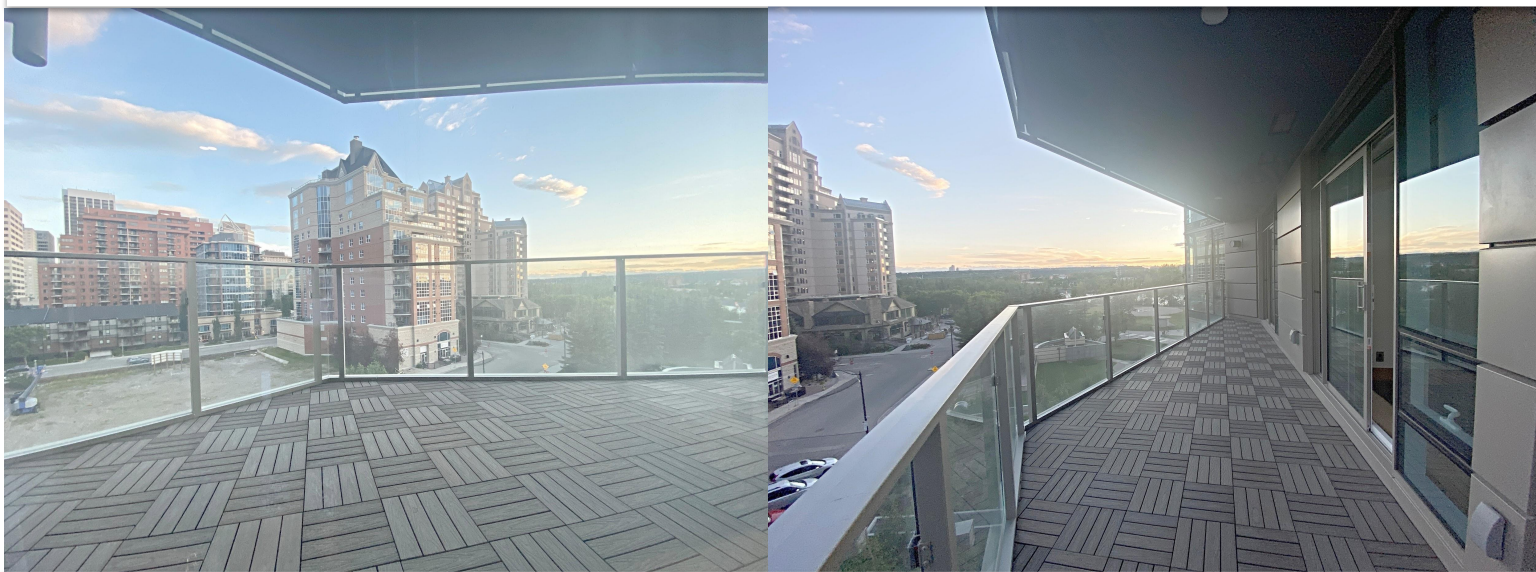


THE CONCORD

PRIVATE RESIDENCE WITH PRIVATE ELEVATOR

"The Concord" Brand New "PRIVATE RESIDENCE" RIVER-FRONT 2 bedrooms + den/office. PRIVATE GARAGE (2 car) available for purchase. This Luxurious design features its own dedicated ELEVATOR that opens into your private foyer & draws you in to experience the magnificent SW VIEWS of mountains & river! Floor-to-ceiling windows, plus glass doors/railings, maximize views, while the feature marble fireplace provides for ambiance in the living space. The gourmet Poggenpohl designed kitchen features a built-in wine cooler, Miele appliances (with gas cooktop), plus an added full height pantry (custom design with pull-out drawers). The glass sliding door transitions the den/office (with walnut built-ins) from the adjacent dining/living areas.



RENT: UNFURNISHED: \$4,200.000/Month
SIZE: +/- 1496 sq.ft (Builder Size) +/- 1341 sq.ft RMS
FEATURES: 2 Bedrooms + Den, 2 Bath
PARKING: Double Garage
AVAILABLE: October 1, 2020 **TERM:** 1 YEAR
INCLUDES: Heat, Water, Electricity* (Monthly Allowance)

ROMANIA LEO

ace@realpropertymgt.ca www.rpmace.ca

Broker: Real Property Management Central | Calgary | AB



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THE CONCORD

UNIT 607, 738 - 1st Ave SW

The master suite features full-height view windows/glass door to private sundeck. The spa-like ensuite features a glass shower + deep-soaking experience with the drop-in tub. Both bathrooms offer an "oasis-like" experience (custom marble counters plus recessed lighting, in-floor heating & chandelier accent lighting). The master closet is customized with luxurious "Poliform" closet built-ins. The second bedroom is spacious with floor-to-ceiling windows, a custom closet with built-ins & an adjacent laundry area. This home was purchased with the separate double car garage with large storage room. At the heart of "The Concord" is the central summer garden & water feature - a perfect place to relax/entertain on a warm summer's evening - a "lake-side retreat in the city"! In the winter, water feature becomes an ice-skating rink with an outdoor fire pit. The poolside lounge allows you be the best host! A full-facility gym, plus yoga studio, automatic car wash!!, plus an upcoming hi-tech golf simulator & pool are some of the additional amenities this one-of-a-kind RIVERFRONT property offers. "No Flood" foundation.



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