\$594,900 - 2103, 2117 81 Street Sw, Calgary

MLS® #A2244533

\$594,900

2 Bedroom, 2.00 Bathroom, 1,094 sqft Residential on 0.00 Acres

Springbank Hill, Calgary, Alberta

The Whitney is an impeccably designed boutique condo building, situated in the esteemed Aspen Park/Springbank Hill area. Your new home graces one of the finest locations, nestled beside a protected environmental reserve (ravine) that winds through the community, offering extensive recreational walking paths. The Whitney boasts stunning mountain, prairie, and community vistas, with Aspen Landing just a 5-minute stroll away and Downtown a quick 10-minute drive. Your new 2 bed/2 bath LIBERTY unit offers 1187 sq.ft. of architectural measurement (1093 sq.ft. RMS measurement) of living space, inclusive of en-suite laundry, open concept living, a large patio, air-conditioning, titled underground parking, luxury vinyl plank flooring, quartz counters, custom cabinetry, designer tile, and stainless appliances. Developed by Cove Properties, one of Calgary's most respected multifamily builders known for their dedication to quality craftsmanship, The Whitney is now 93% sold out. Only three units remain, ranging from 600 square foot one-bedroom homes to 1,200 square foot two-bedroom plus den layouts. Final legal plan and property taxes yet to be confirmed. An annual HOA fee is anticipated, though not yet finalized. Building is near completion with possession available in November & December 2025. Please note that all photos shown are from Cove Properties' previous show suites and are intended to illustrate the







level of interior finishes that can be expected at The Whitney. Current available units have already had their interior finish selections chosen. This is a limited opportunity to own in one of Calgary's most desirable southwest communities. Contact your agent today to arrange a visit to our sales centre.

Built in 2025

Essential Information

MLS® # A2244533

Price \$594,900

Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 1,094

Acres 0.00

Year Built 2025

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 2103, 2117 81 Street Sw

Subdivision Springbank Hill

City Calgary
County Calgary
Province Alberta
Postal Code T3H 6H5

Amenities

Amenities Elevator(s), Visitor Parking

Parking Spaces 1

Parking Stall, Titled

Interior

Interior Features Kitchen Island, Open Floorplan, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer

Heating In Floor, Natural Gas

Cooling Wall Unit(s), Full

of Stories 4

Exterior

Exterior Features None

Roof Flat Torch Membrane

Construction Cement Fiber Board, Stone, Stucco, Wood Frame

Additional Information

Date Listed August 7th, 2025

Days on Market 89

Zoning MC-2

Listing Details

Listing Office Century 21 Bamber Realty LTD.

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.