

# \$2,400,000 - 1201, 110 7 Street Sw, Calgary

MLS® #A2222249

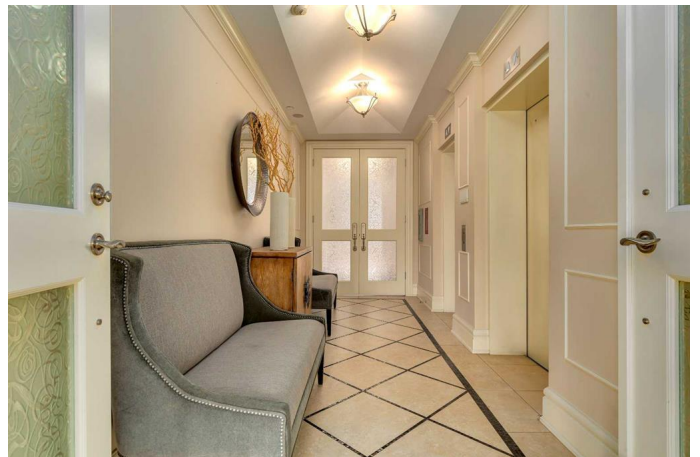
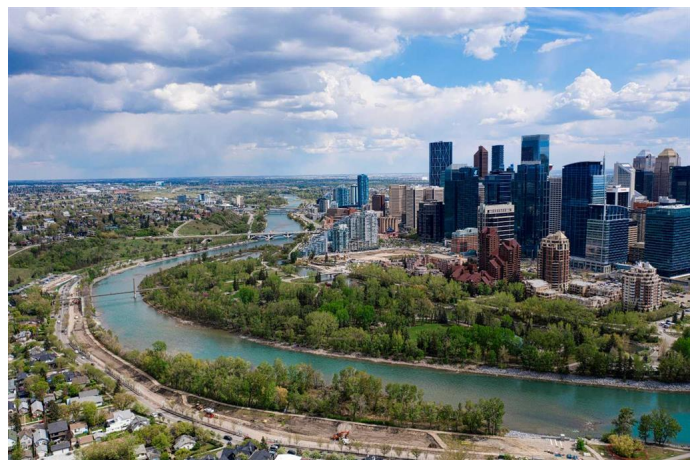
**\$2,400,000**

3 Bedroom, 5.00 Bathroom, 4,832 sqft

Residential on 0.00 Acres

Eau Claire, Calgary, Alberta

For those who seek everyday luxury and refined living, this exceptional full-floor sub-penthouse at La Caille Parke Place offers an unparalleled opportunity. Situated in the prestigious Eau Claire district, this residence provides panoramic views of the Bow River, the iconic Peace Bridge, and Calgary's dynamic skyline. Spanning an expansive layout, the home features three well-appointed bedrooms, each with its own ensuite bathroom, ensuring privacy and comfort. The primary suite serves as a tranquil retreat, complete with a spa-inspired bathroom featuring dual vanities, a soaking tub, and a glass-enclosed steam shower. The gourmet kitchen is a culinary masterpiece, equipped with Wolf and Sub-Zero appliances, granite countertops, a large walk-in pantry, and a raised eating bar. Custom mahogany millwork and built-in cabinetry enhance the den and media room, creating an ambiance of timeless elegance. Floor-to-ceiling windows and ten-foot ceilings flood the space with natural light, while three spacious outdoor patios, totaling over eight hundred square feet, offer seamless indoor-outdoor living. These terraces provide direct access from the kitchen and are equipped with a natural gas barbecue hookup, water line, and patio heater—ideal for entertaining or serene relaxation. Additional features include four fireplaces, Brazilian cherry hardwood floors, porcelain and limestone tile accents, integrated speakers throughout, Leviton lighting technology, and



in-suite vacuum system. The residence also comes with two titled underground parking stalls and a large storage room with built-in shelving. La Caille Parke Place offers residents a full-service concierge, secure underground parking, and proximity to the Bow River pathways, Prince's Island Park, and Calgary's finest dining and entertainment venues. This is more than a home; it is a statement of sophistication and a testament to a lifestyle where luxury is lived every day.

Built in 2003

**Essential Information**

MLS® #	A2222249
Price	\$2,400,000
Bedrooms	3
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	4,832
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Penthouse
Status	Active

**Community Information**

Address	1201, 110 7 Street Sw
Subdivision	Eau Claire
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 5M9

**Amenities**

Amenities	Elevator(s), Secured Parking, Storage
Parking Spaces	2

Parking	Heated Garage, Stall, Titled, Underground
# of Garages	2

### Interior

Interior Features	Bar
Appliances	Bar Fridge, Built-In Oven, Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Wine Refrigerator, Warming Drawer
Heating	Fan Coil, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas, Living Room, See Remarks, Bedroom, Den
# of Stories	14

### Exterior

Exterior Features	Balcony, BBQ gas line, Lighting, Storage
Roof	Metal
Construction	Brick, Concrete, Stone

### Additional Information

Date Listed	May 17th, 2025
Days on Market	8
Zoning	DC

### Listing Details

Listing Office	Sotheby's International Realty Canada
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