



**3302, 901 10 Avenue SW
Calgary, Alberta**

MLS # A2131361



\$389,900

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	High-Rise (5+)		
Size:	526 sq.ft.	Age:	2016 (8 yrs old)
Beds:	1	Baths:	1
Garage:	Heated Garage, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil, Natural Gas	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	Rubber	Condo Fee:	\$ 422
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	CC-X
Foundation:	-	Utilities:	-
Features:	Chandelier, Kitchen Island, Quartz Counters		

Inclusions: Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Garburator, Hood Fan, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings-All

PRICE REDUCED BY 10K FOR QUICK SALE. Incredibly rare opportunity to own the ONLY one bedroom + den unit (w/ one titled parking stall & storage locker) on the PENTHOUSE floor in the new sleek & sophisticated MARK on 10th, located in the heart of downtown Calgary! You will enjoy warmth of the light that floods the unit, the stylish/modern design featuring an open concept layout, stunning unobstructed west facing views of the city/mountains & high-end finishing's throughout. The kitchen features German made cabinets, stainless-steel Liebherr and AEG appliance package and quartz counter-tops w/ gas cooktop. To top it all off, beautiful upgrades have been added including: custom island w/ built-in storage & quartz counter-top, built-in entertainment unit, built-in shelving and desk, designer chandeliers and custom window coverings. With private stairwell access from the 33rd floor to an array of luxurious amenities including a private yoga studio, gym, lounge w/ media center, pool table, bar, sauna/steam room, rooftop outdoor kitchen w/ fire-pit, & sundeck with oversized hot tub, this building has it all. 1 underground heating parking stall in the most convenient P1 level (first stall with extra high ceilings)