



**1905, 225 11 Avenue SE
Calgary, Alberta**

MLS # A2202109



\$429,900

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	743 sq.ft.	Age:	2013 (12 yrs old)
Beds:	2	Baths:	2
Garage:	Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 709
Basement:	-	LLD:	-
Exterior:	Brick, Concrete	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Double Vanity, Kitchen Island, No Animal Home		

Inclusions: N/A

Luxurious 19th Floor Corner Unit, with a unique and exemplary modern layout. Designed to exceed expectation, Keynote offers you a beautifully crafted home for ease of living where walkability, convenience, and community are key. With only a few units sharing each floor, this intimate building offers privacy as well as tranquility. Purposefully curated, the interior features vinyl flooring, and is wrapped with windows for maximum warmth, light exposure, and magnificent views. The open, gleaming kitchen is sure to inspire and excite you with ample cabinetry, gorgeous stainless steel appliances, and extensive countertop space. The sophisticated master retreat exuberates elegance with a large walk-in closet and Ensuite Bathroom. The second bedroom includes another Ensuite Bathroom and features a walk out balcony. The open concept living space is designed to produce a relaxing atmosphere. Completing this wonderful unit is in-suite laundry, a TITLED UNDERGROUND PARKING stall, and one of the LARGEST TITLED STORAGE spaces in the entire building. What makes this home truly remarkable is the quality of the building and its amenities. Keynote is equipped with a fantastic weight room and cardio room, a hot tub, and a spacious recreation & lounge; it is also CONNECTED to Sunterra. The concrete structure provides soundproofing from the surrounding units. This is the perfect opportunity to live Downtown without being disturbed by the perpetual commotion that usually comes with it.