



1501, 650 10 Street SW
Calgary, Alberta

MLS # A2203426



\$395,000

Division:	Downtown West End		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	951 sq.ft.	Age:	2000 (25 yrs old)
Beds:	2	Baths:	2
Garage:	Assigned, Heated Garage, Parkade, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Electric	Water:	-
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 745
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Stucco	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	No Animal Home, No Smoking Home, Open Floorplan, Vinyl Windows		

Inclusions: N/A

A rare find, this 2 bed and 2 FULL bath CORNER unit comes with 2 PARKING STALLS, Centralized Air-Conditioning and a storage locker. This stunning SW corner unit in the sought-after AXXIS building offers an abundance of natural light with wrap-around floor-to-ceiling windows. The well-appointed kitchen features an island, perfect for meal prep and entertaining, while the living room boasts a cozy gas fireplace. Additional highlights include a dedicated dining area, in-suite laundry, and an in-suite storage room. Building amenities elevate your lifestyle with a main-floor gym, a bike storage, owners' lounge, on-site management, a large outdoor rooftop park, and plenty of covered, secured visitor parking for your guests. Located on the edge of downtown, this prime location is just half a block from the LRT station, one block from the river pathway system, and within walking distance of restaurants, shops, and entertainment venues. Don't miss this opportunity—Call your favourite REAL ESTATE AGENT today to book a private viewing.