507, 1123 13 Avenue SW
Calgary, Alberta

MLS # A2204440

$367,000

Division:	Beltline
Type:	Residential/High Rise (5+ stories)
Style:	Apartment-Multi Level Unit
Size:	908 sq.ft.
Age:	1971 (54 yrs old)
Beds:	2
Baths:	1
Garage:	Parkade
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard	**Water:**	-
Floors:	Carpet, Laminate	**Sewer:**	-
Roof:	-	**Condo Fee:**	$ 614
Basement:	-	**LLD:**	-
Exterior:	Brick, Concrete	**Zoning:**	CC-MH
Foundation:	-	**Utilities:**	-
Features:	Granite Counters		

Inclusions: N/A

Welcome to this beautifully updated 2-bedroom, 1-bathroom multi-level condo in the vibrant Beltline community! Freshly repainted and featuring brand-new carpeting, this unit is move-in ready and offers the perfect blend of modern comfort, and convenience. Step inside this multi-level condo to discover a bright and open living space, where large windows showcase breathtaking views of Calgary's downtown skyline. The main level features a spacious living area, a modern kitchen with efficient layout, and plenty of storage. The upper level provides a 4 piece bathroom and privacy for both bedrooms. The primary bedroom is generously sized with more amazing views of the downtown Calgary, and the second bedroom is perfect for a guest room or home office. This unit also comes with a prime underground parking spot—located right next to the building entrance for ultimate convenience! Additional perks include a garbage Shute on each floor, an assigned storage locker, and secure bike storage, making this home perfect for urban dwellers who love to explore the city on two wheels. Located in one of Calgary's most desirable inner-city neighborhoods, you'll be just steps away from trendy cafes, top-rated restaurants, boutique shops, and lively nightlife. Enjoy quick access to downtown, public transit, and scenic green spaces. Don't miss your chance to own this stunning Beltline condo that provides a townhouse style living experience at a fraction of the cost!—schedule your viewing today!