



GRASSROOTS
REALTY GROUP

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402, 317 19 Avenue SW
Calgary, Alberta

MLS # A2211708



\$299,900

Division:	Mission		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Loft/Bachelor/Studio		
Size:	632 sq.ft.	Age:	1981 (44 yrs old)
Beds:	1	Baths:	1
Garage:	Carport, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Forced Air	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 510
Basement:	-	LLD:	-
Exterior:	Concrete, Stone, Stucco	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Built-in Features, High Ceilings, Quartz Counters, Vaulted Ceiling(s)		

Inclusions: None

Comfortable | Affordable | Unforgettable. Step inside this one-of-a-kind modern loft condo at the Taymar that blends industrial chic with designer flair. Soaring ceilings, bold architectural lines, and curated finishes create a space that doesn't just fit in, but stand out. Whether you're entertaining in style or unwinding in your own creative sanctuary, this loft is more than a home - it's a statement piece. Come and experience the recent refresh + redesign of the interior and let's note some of the things you will love about this condo: new paint throughout, air conditioning, light wood flooring, open riser staircase, massive walls for art, cozy corner gas fireplace and stylish kitchen featuring stone counters, slate backsplash + stainless steel appliances. Head up to the loft and escape to your evening retreat complete with a walk-in closet. This top floor unit enjoys city views and a large balcony to relax on during the upcoming summer months. It also comes with in-suite laundry, covered parking stall and underground storage locker. Your condo fees included ALL utilities - how convenient! With a WalkScore of 98, you are able to arrive at all of your favourite locations in mere minutes: fine restaurants, cocktail bars, coffee shops, fitness hubs, grocery, river pathways, Stampede, Saddledome, C-Train + downtown office core. Don't miss your opportunity to live the loft lifestyle.