

# \$399,900 - 707, 303 13 Avenue Sw, Calgary

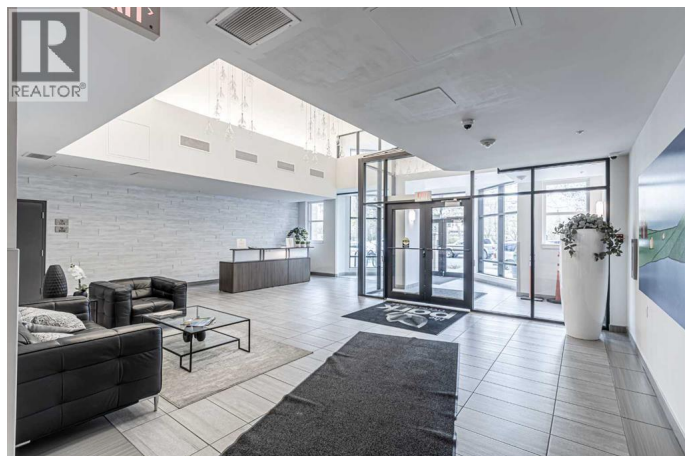
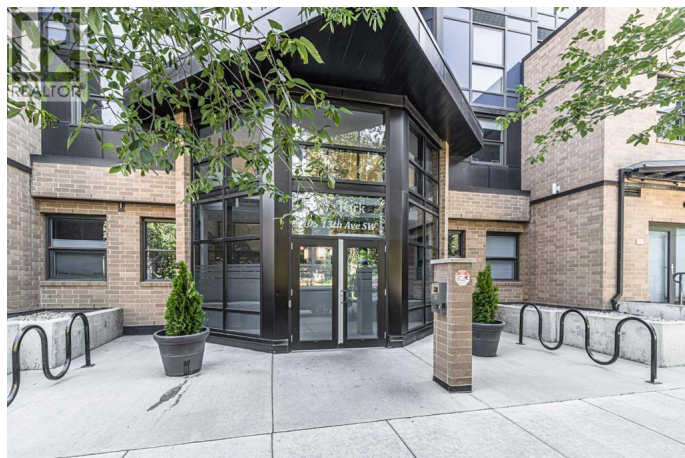
MLS® #A2244973

**\$399,900**

2 Bedroom, 2.00 Bathroom, 773 sqft  
Single Family on 0.00 Acres

Beltline, Calgary, Alberta

Location doesn't get any better than this! South-east facing, very bright floor to ceiling windows, overlooking Downtown Calgary Tower and Tennis court. Steps to downtown, 17th Ave, 4th Street entertainment districts, and the Stampede Grounds. Good school district, Western Canada HS. Many daycares in the area. Walk to work. One block to the Hospital. This 2 bed, 2 bath has a private balcony with BBQ hookup. Enjoy luxury living with a rec room, resident lounge, guest suite, and electric car charging. One U/G parking spot included! With stainless steel appliances, quartz countertops, and sleek tile flooring. Just a short stroll away from downtown office districts, convenient access to the LRT, Talisman Centre, and river pathways. Building amenities include a rec room, bike storage, resident lounge, guest suite, and 16 visitor parking stalls with electric car charging. This is more than just a condo; it's a lifestyle. Concierge service during office hours. Well managed building, pets subject to board approval. Schedule your showing today. (id:6289)



Built in 2015

## Essential Information

Listing #	A2244973
Price	\$399,900
Bedrooms	2

Bathrooms	2.00
Square Footage	773
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Condominium/Strata

### Community Information

Address	707, 303 13 Avenue Sw
Subdivision	Beltline
City	Calgary
Province	Alberta
Postal Code	T2R0Y9

### Amenities

Amenities	Park, Playground, Recreation Nearby, Schools, Shopping, Exercise Centre, Guest Suite, Party Room
Features	No Animal Home, No Smoking Home, Guest Suite, Parking
Parking Spaces	1

### Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave, Hood Fan, Window Coverings
Heating	Natural gas Central heating
Cooling	Central air conditioning
# of Stories	19

### Exterior

Exterior	Brick, Concrete
Construction	Poured concrete

### Listing Details

Listing Office	First Place Realty
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Listing information last updated on October 14th, 2025 at 12:01am PDT