

\$275,000 - 505, 323 13 Avenue Sw, Calgary

MLS® #A2264901

\$275,000

2 Bedroom, 2.00 Bathroom, 920 sqft

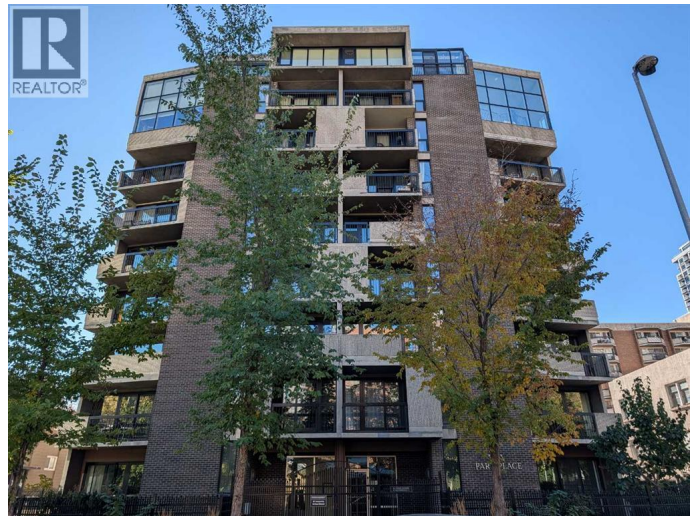
Single Family on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to your dream home at 323 13 Ave SW in the heart of Parkplace Calgary! This beautifully updated 2-bedroom, 2-bathroom condo offers an exceptional blend of modern comfort and urban convenience. Step into a spacious, light-filled interior featuring a south-facing private balcony with stunning city views, perfect for relaxing or entertaining. The expansive living and dining areas create an inviting atmosphere, complemented by a cozy gas fireplace. A versatile nook provides the ideal space for a home office, hobby area, or additional lounge space. The well-appointed kitchen provides ample storage and counter space, while in-suite laundry adds everyday convenience. The generously sized primary bedroom includes a 2-piece ensuite, and the second bedroom offers direct access to the balcony, a unique and charming feature. Located across from the beautiful Central Memorial Park, this secure, well-maintained building includes covered parking and is just steps from vibrant 1st Street shops, trendy restaurants, and the lively 17th Ave entertainment district. With bus stops nearby and walking distance to countless amenities, this condo is a rare opportunity for young professionals or savvy investors seeking a prime urban lifestyle in a meticulously maintained building. (id:6289)

Built in 1969

Essential Information



Listing #	A2264901
Price	\$275,000
Bedrooms	2
Bathrooms	2.00
Half Baths	1
Square Footage	920
Acres	0.00
Year Built	1969
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	505, 323 13 Avenue Sw
Subdivision	Beltline
City	Calgary
Province	Alberta
Postal Code	T2R0K3

Amenities

Amenities	Park, Playground, Shopping
Features	See remarks, Other
Parking Spaces	1
Parking	Underground

Interior

Appliances	Refrigerator, Dishwasher, Stove, Oven, Window Coverings, Washer & Dryer
Heating	Radiant heat
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	10

Exterior

Exterior	Concrete
Construction	Poured concrete

Listing Details

Listing Office	Real Estate Professionals Inc.
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