

\$480,000 - 1002, 817 15 Avenue Sw, Calgary

MLS® #A2074253

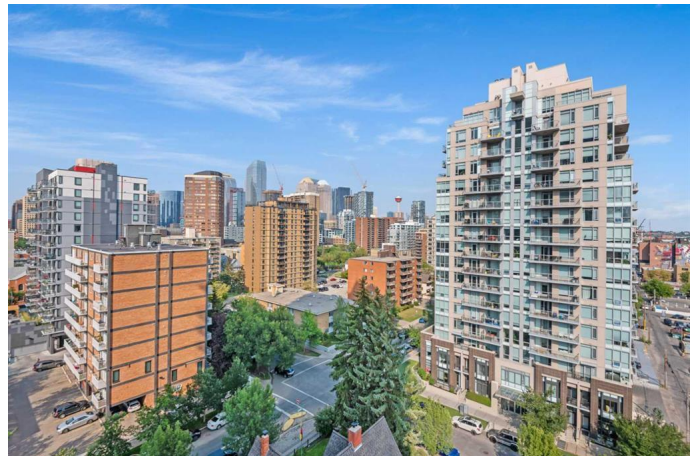
\$480,000

2 Bedroom, 2.00 Bathroom, 914 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

THE MONTANA - CONTEMPORARY ELEGANCE with a CONCIERGE GREETING, help to prepare you for this upgraded suite offering MAGNIFICENT VIEWS of the downtown SKYLINE and LUSH LANDSCAPES of Mount Royal. With it's open and inviting floor plan and huge floor to ceiling windows, this 2 BEDROOM, 2 BATH home boasts a recent flooring upgrade to LUXURY, VINYL PLANK throughout, a newer BOSCH Dishwasher, LG Washer and Dryer and a forward thinking ELECTRIC VEHICLE CHARGING STATION installed behind its generously sized and titled parking stall (P3-31). In excess of \$12,000 dollars in upgrades! With a WRAP AROUND BALCONY, this end condo offers even more opportunity to enjoy the views and is equipped with a gas outlet. The electric stove also provides an option for change with an alternative gas outlet tucked behind. TRIPLE PANED GLASS throughout with an electric switch for opening and closing, provides easy access to fresh evening air in each bedroom in addition to Central A/C in Summers throughout the complex. A fully equipped fitness area is open 24/7, secure bike storage room and your visitors can also enjoy Underground Parking. With a location close to the vibrancy of 17th Avenue, the convenience of the many coffee shops, restaurants and casual eateries in addition to grocery stores (Urban Fare & Safeway) Drug Stores and so much more - enjoy both comfort and convenience in a



beautiful setting!

Built in 2010

Essential Information

MLS® #	A2074253
Price	\$480,000
Sold Price	\$475,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	914
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	1002, 817 15 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0H8

Amenities

Amenities	Elevator(s), Fitness Center, Service Elevator(s)
Parking Spaces	1
Parking	Alley Access, In Garage Electric Vehicle Charging Station(s), Parkade, Underground

Interior

Interior Features	Breakfast Bar, Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Fan Coil, Natural Gas

Cooling	Central Air
# of Stories	28

Exterior

Exterior Features	Private Entrance
Roof	Membrane
Construction	Brick, Concrete, Stone
Foundation	Poured Concrete

Additional Information

Date Listed	August 17th, 2023
Date Sold	November 11th, 2023
Days on Market	86
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	THE REAL ESTATE COMPANY
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