

\$339,000 - 1406, 225 11th Avenue Se, Calgary

MLS® #A2092307

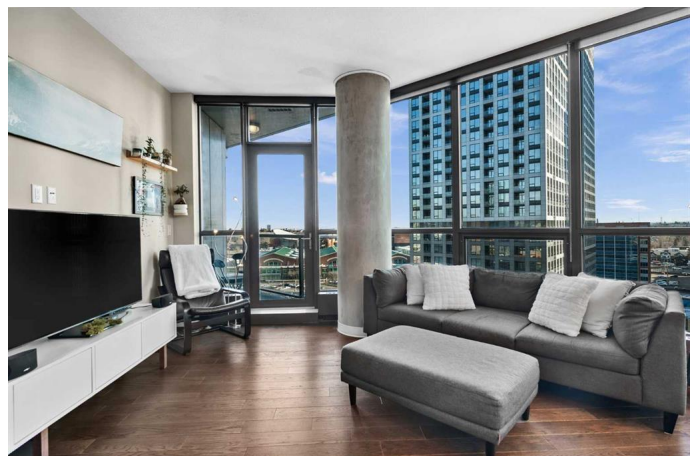
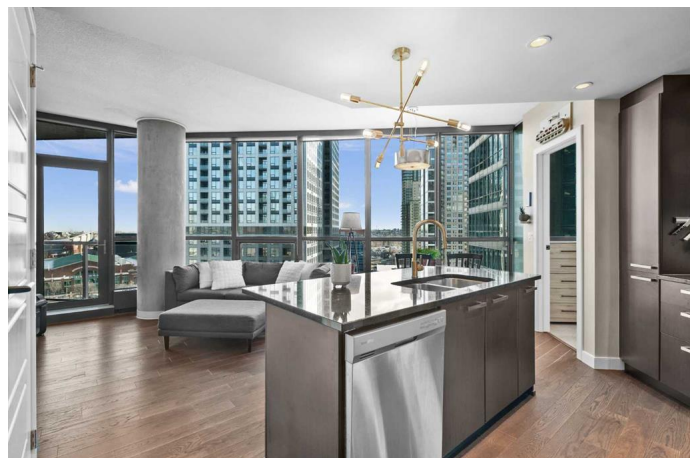
\$339,000

1 Bedroom, 1.00 Bathroom, 574 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Keynote 2 - one of Calgary's premier apartment residences, offering maintenance free, amenity rich, urban living steps from all that downtown Calgary has to offer! This executive, 14th floor, southeast facing 1 bedroom end unit truly shines with endless natural light, AC and floor to ceiling windows with amazing panoramic views from every room! Stylish kitchen features full height cabinets, granite counters, stainless steel appliances & centre island, perfect for informal dining. The adjoining living room can accommodate full-size furniture and leads out to the balcony where you can enjoy your morning coffee while watching the sun rise, the big city lights and stampede fireworks! Flex space off the kitchen can be used as a formal dining area or office space. Generous bedroom features a walk-through closet & cheater door to the 4 piece bathroom with an extended vanity cabinet and tile flooring. This unit also offers the convenience of in-suite laundry, one heated underground titled parking stall and an enclosed & secure titled storage locker. A truly unique development, residents of Keynote II enjoy a plethora of amenities including two guest suites, two fully equipped gyms, an owner's lounge, jetted hot tub, 2 secure bike storage rooms located on P1/P2, and a rooftop oasis designed for entertaining with lush greenery, a variety of seating choices and a communal BBQ area. Attached to the building you'll find Sunterra Market Grocery and 5 Vines Wine. Conveniently



located in the heart of the Beltline, you are steps away from fine casual dining, shops, vibrant 17th Ave, Stephen Ave, the Bow River and Stampede Grounds... Don't miss this opportunity to live a "lock & leave" lifestyle in luxury!

Built in 2013

Essential Information

MLS® #	A2092307
Price	\$339,000
Sold Price	\$327,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	574
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	1406, 225 11th Avenue Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 0G3

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Party Room, Recreation Room, Secured Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Underground

Interior

Interior Features	Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	Central Air
# of Stories	29

Exterior

Exterior Features	Courtyard, Lighting
Construction	Brick, Concrete

Additional Information

Date Listed	November 8th, 2023
Date Sold	November 14th, 2023
Days on Market	6
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	SOTHEBY'S INTERNATIONAL REALTY CANADA
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