

\$275,000 - 402, 1020 14 Avenue Sw, Calgary

MLS® #A2107923

\$275,000

2 Bedroom, 1.00 Bathroom, 1,188 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Outstanding opportunity in the heart of Calgary's Beltline! Boasting almost 1200sqft, this fantastic 2-bedroom, CORNER END UNIT awaits those seeking generous living space, affordability, and the convenience of HEATED UNDERGROUND PARKING. Making your way through the renovated lobby and journeying up to the 4th floor in the newer elevators, you will find this DOG-FRIENDLY building prides itself for its upkeep & cleanliness. Upon entering this FRESHLY PAINTED unit you will be amazed at the space this unit offers. The EXTRA-LARGE really define the open dining & living space. The kitchen is bright, functional, offers an abundance of counter/cupboard space & has STAINLESS STEEL appliances. The HUGE wrap-around balcony offers SOUTH & WEST VIEWS, (almost 150sqft of OUTDOOR LIVING SPACE) which is perfect for soaking up the sun or enjoying a cup of coffee with friends. The primary retreat is the absolute highlight with over 180sqft of private relaxation & HUGE WALK-IN closet complete with updated wardrobes. A full 4-piece main bath is conveniently accessed by a pocket door from the bedroom. The second bedroom is also generously sized. The inclusion of IN-SUITE LAUNDRY adds an extra layer of convenience that is hard to beat. No need to worry about storage as the laundry room offers ample space for storage & as well the capability to have a storage shed in the parkade (with board approval). This CONCRETE BUILDING



features a fitness room, sauna & rec/party room (check out the pictures). Take advantage of the ROOFTOP PATIO with stunning views of the mountains & west Calgary, perfect for enjoying a beverage or taking a quiet moment for yourself. Bristol Manor is an outstanding building: exceptionally maintained, proactive board & management. Both the unit and the building are neat, clean and the location is unbeatable. With a Walk Score of 99 OUT OF 100, making it a Walker's Paradise where daily errands don't require a car. Just over a ten-minute walk from the C-Train (bus routes within 3 minute walk), and with nearby parks such as Beltline Park, Thomson Family Park and Tompkins Park, you'll find yourself surrounded by green spaces in the midst of urban living. Need a little more excitement? explore the vibrant neighborhood, with 17th Avenue's hustle and bustle just a short walk away. This condo offers a lifestyle of comfort, convenience and community. This property caters to a wide range of lifestyles, from seasoned investors looking to expand their real estate portfolio to 1st time home buyers and those seeking to downsize without compromising on space. Contact your favourite agent today! Don't let this opportunity slip away.

Built in 1981

Essential Information

MLS® #	A2107923
Price	\$275,000
Sold Price	\$275,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,188
Acres	0.00
Year Built	1981

Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	402, 1020 14 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0P1

Amenities

Amenities	Elevator(s), Parking, Party Room, Recreation Facilities, Roof Deck, Secured Parking, Trash, Visitor Parking
Parking Spaces	1
Parking	Assigned, Covered, Enclosed, Garage Door Opener, Heated Garage, On Street, Parkade, Secured, See Remarks, Stall, Underground

Interior

Interior Features	Closet Organizers, No Animal Home, No Smoking Home, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, See Remarks, Washer/Dryer, Window Coverings
Heating	Baseboard, Hot Water
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Double Sided, Gas, Living Room, Mantle, Mixed, Raised Hearth, Tile, Wood Burning
# of Stories	12

Exterior

Exterior Features	Balcony
Roof	Tar/Gravel
Construction	Brick, Concrete

Additional Information

Date Listed	March 13th, 2024
Date Sold	March 22nd, 2024
Days on Market	9
Zoning	CC-MH
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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