

\$799,999 - 220, 1001 13 Avenue Sw, Calgary

MLS® #A2108388

\$799,999

2 Bedroom, 2.00 Bathroom, 1,626 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Nestled in the vibrant heart of the city, this exquisite 2-bedroom, 2-bathroom condo offers an unparalleled fusion of sophistication and modern convenience. Sprawling OVER 1600 SQUARE FEET, every inch of this residence has been thoughtfully designed to cater to those with a penchant for elegance and comfort. As you step inside, you're greeted by a fully renovated space that effortlessly combines luxury with functionality. The heart of this home is undoubtedly the designer kitchen, a masterpiece equipped with stylish QUARTZ COUNTERTOPS featuring a waterfall edge, custom cabinetry that speaks volumes of craftsmanship, and a MIELE APPLIANCE package. This culinary haven is equipped with an extra-large oven, steam oven, and microwave, all three of which function as convection ovens and make entertaining a breeze. The built-in espresso maker, and a full-size Electrolux freezer-fridge combo, promise to elevate your day-to-day life. The expansive living area boasts raised ceiling heights and massive windows that bathe the space in natural light. The formal dining area, crowned with a stunning chandelier, provides an impeccable setting for hosting dinner parties or enjoying quiet family meals. For those who work from home, the practical office space outfitted with custom cabinetry ensures productivity without sacrificing style. Entertaining guests takes on a new level with the large open floor plan and a massive WRAP-AROUND DECK Equipped with



automatic electric privacy screens and ample space for a hot tub and seating area, it's the perfect backdrop for intimate gatherings or simply unwinding under the stars. Retreat to the dreamy primary oasis featuring additional custom walk-in closet storage and indulge in the spa-like ensuite oasis. With quartz counters, heated flooring, massive glass STEAM SHOWER, and towel warmer - every day feels like a visit to a luxurious spa. But it's not just about what's inside. Living at 1001 13 Avenue SW puts you in an enviable location where the pulse of the city is right at your doorstep. Enjoy easy access to dining, shopping, cultural venues, and green spaces - all contributing to a lifestyle filled with convenience and excitement. Additional highlights include central air for those warm summer days, fully automated electric blinds offering privacy at the touch of a button. This condo is more than just a place to live; it's a sanctuary designed for those who demand excellence in every aspect of their lives. Whether you're entertaining friends or enjoying peaceful moments alone, this home offers an upscale living experience that's hard to match.

Built in 1981

Essential Information

MLS® #	A2108388
Price	\$799,999
Sold Price	\$775,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,626
Acres	0.00
Year Built	1981
Type	Residential
Sub-Type	Apartment

Style	Apartment
Status	Sold

Community Information

Address	220, 1001 13 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R0L5

Amenities

Amenities	Car Wash, Fitness Center, Guest Suite, Party Room, Secured Parking, Storage
Parking Spaces	1
Parking	Heated Garage, Parkade, Titled, Underground

Interior

Interior Features	Double Vanity, High Ceilings, Pantry, Quartz Counters, Soaking Tub, Vinyl Windows
Appliances	Bar Fridge, Dryer, Electric Range, Microwave, Oven, Refrigerator, Washer
Heating	Electric, Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	15
Basement	None

Exterior

Exterior Features	Balcony, Lighting, Storage
Roof	Tar/Gravel
Construction	Brick, Concrete

Additional Information

Date Listed	February 19th, 2024
Date Sold	March 25th, 2024
Days on Market	34
Zoning	CC-MH

HOA Fees 0.00

Listing Details

Listing Office Coldwell Banker Mountain Central

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