

\$315,000 - 706, 225 11 Avenue Se, Calgary

MLS® #A2112106

\$315,000

1 Bedroom, 1.00 Bathroom, 568 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Keynote 2, where urban living meets modern elegance! Nestled in the heart of the vibrant Beltline neighborhood, this 1-bedroom, 1-bathroom condo offers a perfect blend of convenience and style.

Step into a bright and beautiful living space that exudes a welcoming atmosphere. The open concept design seamlessly connects the kitchen, boasting stainless steel appliances and granite countertops, to the dining and living areas. This layout is an entertainer's dream, providing a space where you can effortlessly host gatherings and enjoy the company of friends and family.

Take in the breathtaking views from the floor to ceiling windows of your south-east facing unit, flooding the cozy living room with natural light. For those warm summer days, step out onto your private balcony and indulge in some BBQing while enjoying the cityscape.

The spacious primary suite is a haven of comfort, featuring a walk-thru closet that leads to a luxurious 4-piece ensuite. This bedroom offers a tranquil retreat after a busy day in the city.

Keynote 2 boasts an array of amenities that elevate your lifestyle, including a well-equipped gym, a social room for gatherings, and the convenience of a concierge service. The building is pet-friendly,



making it a perfect home for your furry companions.

Additional features of this condo include air conditioning for year-round comfort, titled underground parking for your convenience, and a storage locker to keep your space organized.

Live in the midst of excitement, just steps away from Sunterra Market, the Stampede Grounds, and bustling 1st Street. Embrace the urban lifestyle at Keynote 2 – where luxury meets location!

Built in 2013

Essential Information

MLS® #	A2112106
Price	\$315,000
Sold Price	\$315,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	568
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	706, 225 11 Avenue Se
Subdivision	Beltline
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T2G 0G3

Amenities

Amenities	Elevator(s), Fitness Center, Park, Parking, Secured Parking, Storage
Parking Spaces	1
Parking	Parkade, Stall, Titled, Underground

Interior

Interior Features	Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	Central Air
# of Stories	29
Basement	None

Exterior

Exterior Features	Balcony
Construction	Brick, Concrete, Metal Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 5th, 2024
Date Sold	March 22nd, 2024
Days on Market	17
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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