

\$329,900 - 1109, 626 14 Avenue Sw, Calgary

MLS® #A2113967

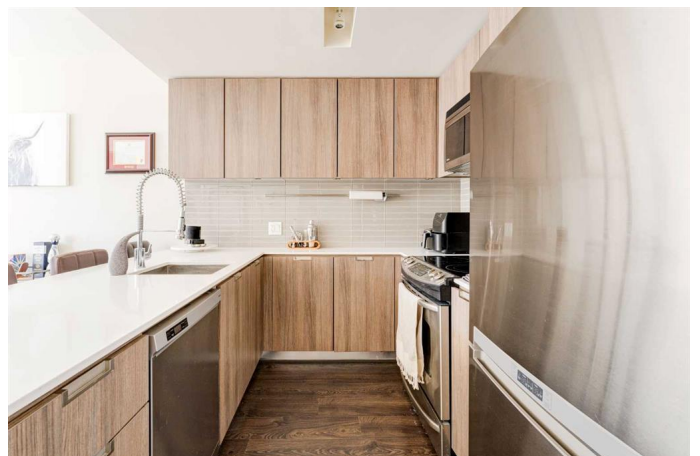
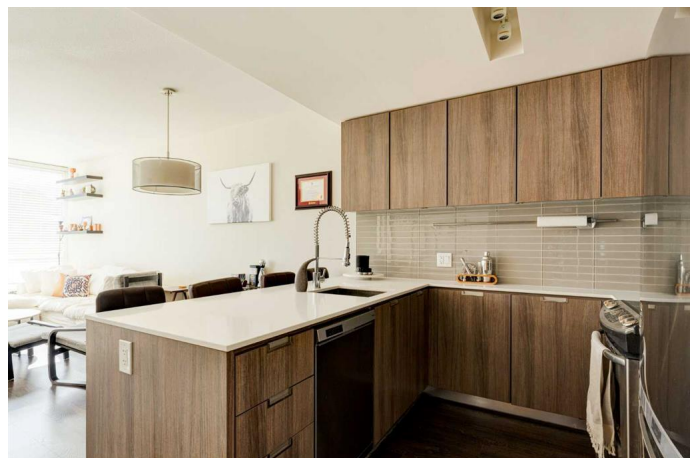
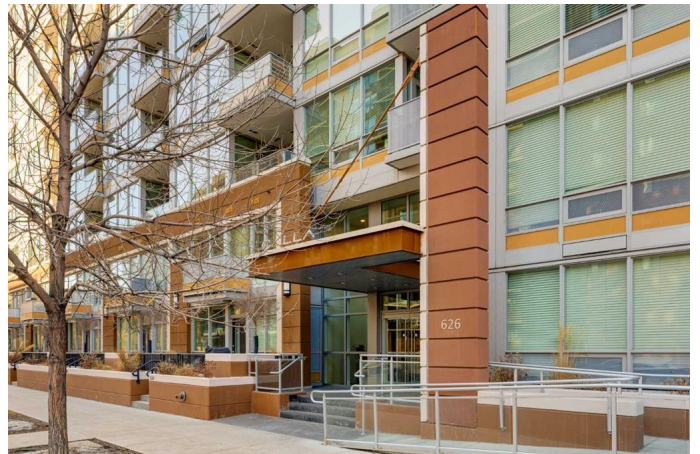
\$329,900

1 Bedroom, 1.00 Bathroom, 511 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Calla, a fantastic building in the heart of Calgary's Beltline district! This sub-penthouse 1 bedroom offers a well-appointed sunny south-facing exposure with a fantastic wide-open floorplan, perfect for entertaining. The living area features ceiling to floor wall to wall windows taking advantage of all the natural light pouring in and sliding doors to your own private south facing covered balcony. The kitchen is equipped with stainless steel appliances, soft close cabinetry, quartz countertop island and room for dining space. The south facing bedroom is well appointed with ample closet space and room for a dresser. The 4-piece bath provides plenty of storage and a full tiled shower/deep tub for your relaxation. Other notable features include 9' ceilings, durable laminate flooring, in-suite laundry, air conditioning, underground titled parking stall, a storage locker just down the hall and a secure bike storage room located in the parkade for convenience. The building amenities are impressive and extensive including a concierge, steam room, yoga room, gym, guest suite & outdoor owners' courtyard. The location is ideal, situated in the central beltline district and within walking distance to trendy 17th Ave, with an abundance of shops, cafes, and restaurants. Even better, you can catch the stampede fireworks from your 11th floor patio and it is across from the beautiful Beaulieu Gardens, historic Lougheed House, and steps away from Central Memorial Park. This is the



perfect condo for a first-time buyer or savvy investor.

Built in 2013

Essential Information

MLS® #	A2113967
Price	\$329,900
Sold Price	\$325,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	511
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	1109, 626 14 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0X4

Amenities

Amenities	Elevator(s), Fitness Center, Guest Suite, Sauna, Secured Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Stall, Titled, Underground

Interior

Interior Features	Breakfast Bar, Open Floorplan
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	Central Air
# of Stories	12

Exterior

Exterior Features	Balcony
Construction	Composite Siding, Concrete, Metal Siding, Stucco, Wood Frame

Additional Information

Date Listed	May 16th, 2024
Date Sold	May 31st, 2024
Days on Market	15
Zoning	CC-MH
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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