

# \$500,000 - 112, 923 15 Avenue Sw, Calgary

MLS® #A2114066

**\$500,000**

3 Bedroom, 2.00 Bathroom, 1,376 sqft

Residential on 0.00 Acres

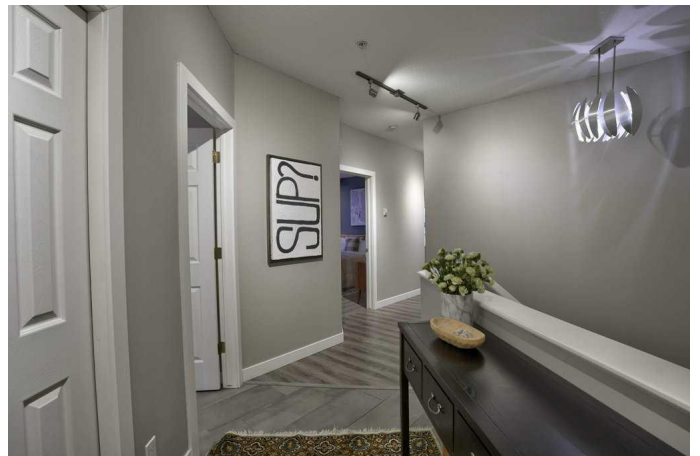
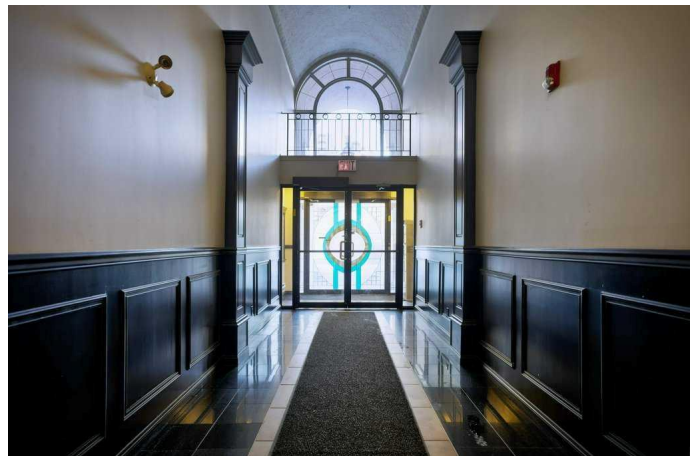
Beltline, Calgary, Alberta

Step into a world of refined urban luxury. This breathtaking two storey condo with 3 bedrooms and 2 full baths, is perfectly nestled in the vibrant heart of The Beltline's entertainment district. Prepare to be captivated by the sheer elegance and uniqueness of this meticulously renovated home, a gem that stands out in today's marketplace. Welcome to the prestigious Savoy, where every detail has been thoughtfully curated to perfection. Step inside and be greeted by a spacious foyer, beckoning you to explore further into the main living area. Here, natural light cascades through expansive windows, illuminating the contemporary charm that defines this home.

The kitchen is a masterpiece, featuring striking two-tone cabinets, top-of-the-line stainless-steel appliances including a gas range, and exquisite granite countertops sprawling across a welcoming peninsula island with seating.

Relish in the seamless flow of luxury vinyl plank flooring throughout the main floor, perfectly complementing the soft, neutral tones that define the space. Curl up by the cozy corner mantle gas fireplace in the living room before stepping out onto the expansive wrap-around second-floor balcony, one of the largest within the building, providing an idyllic private setting for seamless indoor-outdoor entertaining and unforgettable gatherings of both family and friends.

Retreat to the sumptuous master suite on the



main level, where indulgence awaits in the spa-like ensuite boasting a lavish 10 mil glass shower with invigorating body jets, a deep soaker tub, and double vanities.

Venture downstairs to the spacious lower ground level boasting a separate entrance, large foyer, a luxurious four-piece bathroom, an enclosed laundry room and ample storage under the stairs. Two bedrooms await, including one expansive space that invites creativity - whether as a guest room, flex room, entertainment hub, or cozy family retreat - with convenient access to a serene ground-floor south-facing patio. This patio uniquely offers a second outdoor space doubling the entertaining opportunities of this outstanding home.

Say goodbye to parking woes with your exclusive, titled underground heated parking stall, ensuring effortless access to Calgary's vibrant cityscape just steps away from renowned shops, restaurants, and cafes lining 17th Avenue.

Elevate your lifestyle with worry-free condo living, where condo fees cover most utilities, common-area maintenance, and meticulous upkeep of the building. Revel in the recent renovations gracing the Savoy, from its striking Art Deco entrance to its revitalized common areas, creating a haven of tranquility within this esteemed community enclave.

Don't miss this exceptional opportunity to own a truly unique residence that epitomizes the pinnacle of elegance and urban sophistication in an unbeatable location. Schedule your showing today, experience the magic and spectacular opportunity of inner-city living at its finest.

Built in 1998

## **Essential Information**

MLS® #

A2114066

|                |                  |
|----------------|------------------|
| Price          | \$500,000        |
| Sold Price     | \$495,000        |
| Bedrooms       | 3                |
| Bathrooms      | 2.00             |
| Full Baths     | 2                |
| Square Footage | 1,376            |
| Acres          | 0.00             |
| Year Built     | 1998             |
| Type           | Residential      |
| Sub-Type       | Apartment        |
| Style          | Multi Level Unit |
| Status         | Sold             |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 112, 923 15 Avenue Sw |
| Subdivision | Beltline              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2R 0S2               |

### Amenities

|                |                                       |
|----------------|---------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s)          |
| Parking Spaces | 1                                     |
| Parking        | Parkade, Secured, Titled, Underground |

### Interior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Interior Features | Double Vanity, Granite Counters, High Ceilings, No Smoking Home                          |
| Appliances        | Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | In Floor                                                                                 |
| Cooling           | None                                                                                     |
| Fireplace         | Yes                                                                                      |
| # of Fireplaces   | 1                                                                                        |
| Fireplaces        | Gas, Living Room, Mantle, Tile                                                           |
| # of Stories      | 5                                                                                        |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Balcony, Courtyard, Private Yard |
|-------------------|----------------------------------|

|              |                           |
|--------------|---------------------------|
| Roof         | Membrane, Rubber, Shingle |
| Construction | Brick, Stucco, Wood Frame |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 13th, 2024 |
| Date Sold      | March 25th, 2024 |
| Days on Market | 12               |
| Zoning         | CC-MH            |
| HOA Fees       | 0.00             |

**Listing Details**

|                |                           |
|----------------|---------------------------|
| Listing Office | RE/MAX Landan Real Estate |
|----------------|---------------------------|

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