

# \$220,000 - 204, 1309 14 Avenue Sw, Calgary

MLS® #A2114629

**\$220,000**

1 Bedroom, 1.00 Bathroom, 719 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Convenient Uptown living! Close to trendy 17th Ave restaurants and shops, this one bedroom plus den condo is beautifully updated! An enormous South facing balcony makes this condo Bright & Sunny and is perfect for those warm sunny nights. The bedroom features brand new carpet. Youâ€™ll fall in love with the cozy den off of the spacious living room, open concept dining area & kitchen, the large walk-in closet and the in-suite laundry. Stylishly decorated throughout with features such as cherry hardwood floors, maple cabinets, tasteful neutral colours, stainless steel appliances and a breakfast bar. With a large in-suite storage space and a reserved parking stall, this home has everything you need! Within walking distance to the LRT, bike paths, river and the downtown core.

Built in 1979

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2114629  |
| Price          | \$220,000 |
| Sold Price     | \$215,000 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 719       |
| Acres          | 0.00      |
| Year Built     | 1979      |



|          |                |
|----------|----------------|
| Type     | Residential    |
| Sub-Type | Apartment      |
| Style    | High-Rise (5+) |
| Status   | Sold           |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 204, 1309 14 Avenue Sw |
| Subdivision | Beltline               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3C 0W3                |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Amenities      | Elevator(s), Parking, Snow Removal |
| Parking Spaces | 1                                  |
| Parking        | Stall                              |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Elevator, Laminate Counters, No Smoking Home                                          |
| Appliances        | Dishwasher, Electric Stove, European Washer/Dryer Combination, Microwave, Refrigerator, Window Coverings |
| Heating           | Baseboard                                                                                                |
| Cooling           | None                                                                                                     |
| # of Stories      | 9                                                                                                        |

### Exterior

|                   |            |
|-------------------|------------|
| Exterior Features | Balcony    |
| Roof              | Tar/Gravel |
| Construction      | Brick      |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 13th, 2024 |
| Date Sold      | March 28th, 2024 |
| Days on Market | 15               |
| Zoning         | CC-MH            |
| HOA Fees       | 0.00             |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | MaxWell Capital Realty |
|----------------|------------------------|

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