

\$439,000 - 604, 303 13 Avenue Sw, Calgary

MLS® #A2123930

\$439,000

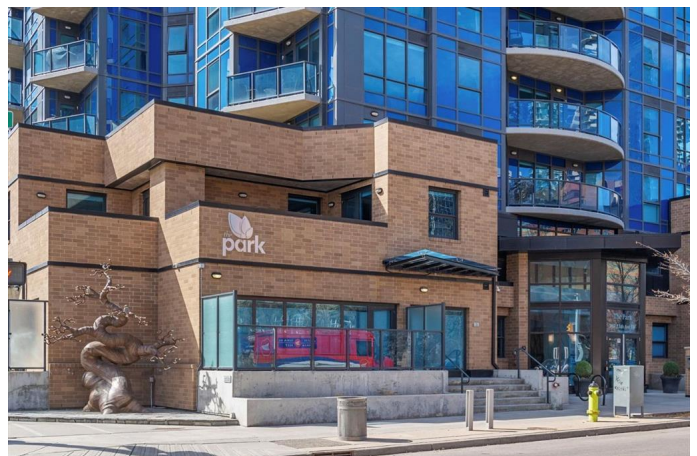
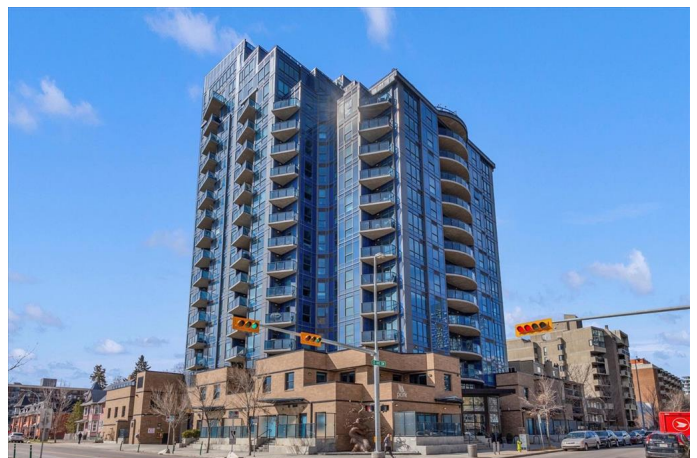
2 Bedroom, 2.00 Bathroom, 858 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Are you looking for a 2-bedroom 2-bathroom condo with city views and would prefer a corner unit? How about an original owner unit that comes with titled underground parking, overlooking both Central Memorial Park and Haultain Park? Welcome to 604 in The Park. The iconic Blue Building of the Beltline that is loaded with amenities – such as concierge, guest suite, owners lounge with rooftop patio, fitness area and bike storage. One of the larger layouts in the building, you™ll notice all the main living area is set back from the entrance and foyer – providing a private setting. The kitchen has a large granite island, stainless steel appliances and overlooks the bright living room. The living room has floor to ceiling windows overlooking both parks and the library, while framing the city view. The primary suite enjoys sun rises, a walk-in closet and 4-piece ensuite with great storage and counter space. The second bedroom, 3-piece bathroom and in suite laundry all compliment this fabulous offering. The location of The Park is 3 blocks from the vibrant 17th Ave, 1 block to First Street Market and more – you can™t beat this walkability. Tennis fan? Grab your racket and head across the street. The condo market is on fire Calgary, and you™ll want to get here and see it before She Gon™. Call your trusted agent today to book your showing.

Built in 2015



Essential Information

MLS® #	A2123930
Price	\$439,000
Sold Price	\$439,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	858
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	604, 303 13 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0Y9

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Guest Suite, Parking, Party Room, Roof Deck, Visitor Parking
Parking Spaces	1
Parking	Enclosed, Garage Door Opener, Gated, Guest, Heated Garage, Parkade, Stall, Titled, Underground

Interior

Interior Features	Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fan Coil, Forced Air, Natural Gas
Cooling	Central Air
# of Stories	18

Exterior

Exterior Features	None
Roof	Rubber, Tar/Gravel
Construction	Brick, Concrete, Metal Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 18th, 2024
Date Sold	May 3rd, 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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