

\$229,000 - 202, 1320 12 Avenue Sw, Calgary

MLS® #A2131496

\$229,000

2 Bedroom, 1.00 Bathroom, 774 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to your new home in the vibrant Beltline of Calgary! This spacious two-bedroom apartment offers modern living with a touch of urban charm.

As you step into the unit, you're greeted by the gleaming stainless steel appliances in the kitchen, adding both style and functionality to your cooking space. Whether you're whipping up a quick breakfast or hosting a dinner party, these appliances are sure to impress.

The recent renovations have breathed new life into this apartment, giving it a fresh and contemporary feel. The new laminate flooring throughout the entire unit not only looks sleek but also makes cleaning a breeze, ensuring that your home always looks its best with minimal effort.

The layout of the apartment is thoughtfully designed, offering ample space for both relaxation and entertainment. The two bedrooms provide comfortable retreats at the end of a long day, while the open-concept living and dining area is perfect for gathering with friends and family. The in-unit storage area is large enough that it could also be used as a den or work from home office space.

Step out onto your own private outdoor sanctuary, where mornings are greeted with the warmth of the sun and evenings are adorned with stunning sunset views. This expansive patio beckons for leisurely lounging. Located in the heart of the Beltline community, you'll have easy access to an array of amenities and attractions. From trendy cafes



and restaurants, Calgary Co-op and Community Natural Foods, to lush parks and vibrant cultural venues, everything you need is right at your doorstep. Everything is very walkable and for your further journeys Transit, C-Train and an assigned parking stall is available.

Don't miss out on the opportunity to make this beautifully renovated apartment your new home in Calgary's Beltline community!

Built in 1977

Essential Information

MLS® #	A2131496
Price	\$229,000
Sold Price	\$220,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	774
Acres	0.00
Year Built	1977
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	202, 1320 12 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 0P6

Amenities

Amenities	Elevator(s)
Parking Spaces	1

Parking	Assigned, Stall
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Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	6
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	See Remarks
Roof	Tar/Gravel
Construction	Brick, Concrete, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	May 19th, 2024
Date Sold	May 29th, 2024
Days on Market	10
Zoning	CC-X
HOA Fees	0.00

Listing Details

Listing Office	Graham Realty Inc.
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