

\$299,900 - 1603, 1100 8 Avenue Sw, Calgary

MLS® #A2141442

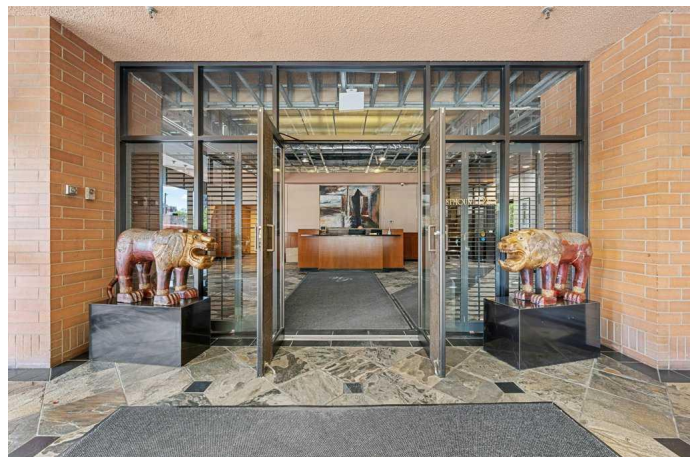
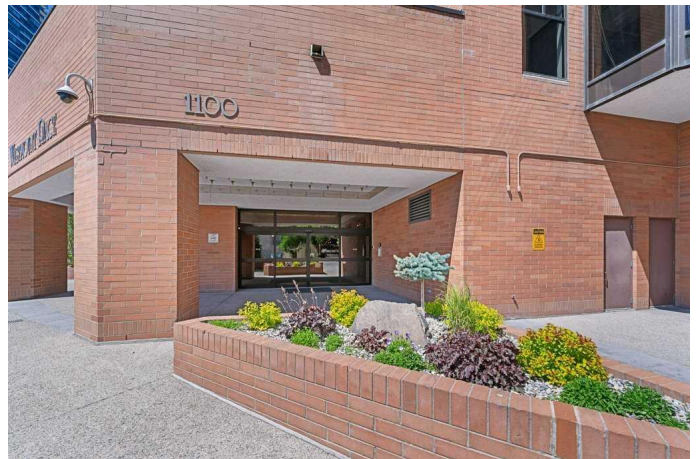
\$299,900

2 Bedroom, 2.00 Bathroom, 1,196 sqft
Residential on 0.00 Acres

Downtown West End, Calgary, Alberta

Wow! The views never end from this affordable 2 bed 2 bath unit in the prestigious Westmount Place! This building is loaded with amenities & offers the convenience & security of 24-hour Concierge service. Enjoy the lap pool, hot tub, Racquet ball and Squash courts, fitness/gym centre, billiards room, steam and dry saunas. Located in West Downtown steps away from the free C-train line & the Bow River pathway system to enjoy leisurely strolls or bike rides through nature. Walk to pubs, restaurants, entertainment establishments & walk or ride the train to the City Centre business district.

Inside you'll discover an updated, air conditioned home flooded with natural light from ample windows! Take in the amazing views from this 16th floor corner unit highlighting the Rocky Mountains, the Bow River, city life below and amazing sunsets! Just move in as the renovations have already been done. Low maintenance laminate & tile flooring. Updated trim, doors, baseboards and freshly painted. Updated bathrooms, gleaming white kitchen with granite & stainless-steel appliances. Loads of cabinets & counter space will please the chef in your home. The kitchen is open to the living & dining rooms & are perfectly proportioned to entertain friends & family while they all take in the majestic views! The Primary bedroom is huge! Bring your full-sized bedroom suite as it will fit! Lay in bed & enjoy the views or step out onto the balcony thru patio door directly from the bedroom. The



full ensuite bath will pamper you, enjoy a bath in the deep soaker tub. There is a second bedroom, 2-piece bath, large in unit storage & laundry room. Even the car will be pampered in the secure, heated parkade with 2 storage lockers in front of the parking stall. Extra long stall will accommodate a full-sized truck!

Built in 1981

Essential Information

MLS® #	A2141442
Price	\$299,900
Sold Price	\$293,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,196
Acres	0.00
Year Built	1981
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	1603, 1100 8 Avenue Sw
Subdivision	Downtown West End
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 3T9

Amenities

Amenities	Elevator(s), Fitness Center, Indoor Pool, Pool, Racquet Courts, Recreation Facilities, Recreation Room, Sauna, Secured Parking, Snow Removal, Spa/Hot Tub, Storage
Parking Spaces	1

Parking	Heated Garage, Underground
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Interior

Interior Features	Breakfast Bar, Central Vacuum, Elevator, Granite Counters, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Recessed Lighting, Recreation Facilities, Sauna, Steam Room, Storage
Appliances	Built-In Oven, Dishwasher, Electric Cooktop, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	Central Air
# of Stories	29

Exterior

Exterior Features	Other
Lot Description	See Remarks
Construction	Brick, Concrete

Additional Information

Date Listed	June 15th, 2024
Date Sold	July 3rd, 2024
Days on Market	18
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Realty Professionals
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