

\$352,000 - 2210, 1188 3 Street Se, Calgary

MLS® #A2150817

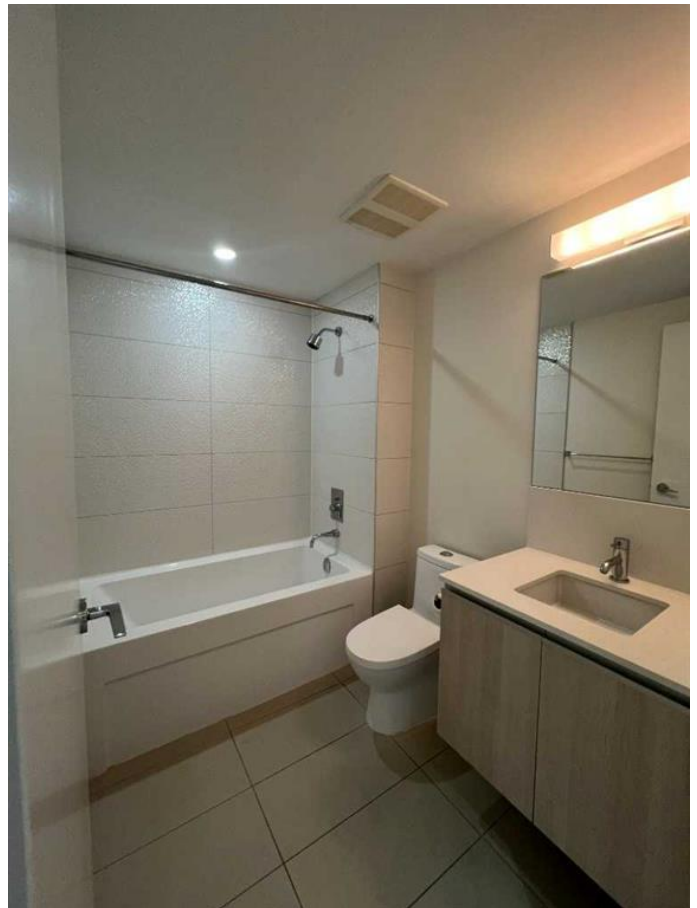
\$352,000

1 Bedroom, 1.00 Bathroom, 502 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Experience urban living at its finest in this 22nd-floor apartment unit in The Guardian. Offering a remarkable unobstructed view of the downtown skyline, this 1-bedroom, 1-bathroom unit is a true gem. Step into the modern kitchen, complete with quartz countertops, and embrace the open-concept design that seamlessly connects the kitchen, dining area, and living room. The abundance of natural light fills the space through the large floor-to-ceiling windows and spills onto the balcony, offering breathtaking views from both the living room and bedroom. Additional features include in-suite laundry and one secured underground parking spot. **The Guardian building offers an array of amenities to enhance your living experience. Stay active in the expansive gym, unwind in the social lounge, or enjoy the garden terrace with its cozy outdoor fireplace. For those with creative pursuits, there's even a workshop available. The building ensures your safety and convenience with 24/7 concierge and security services, as well as heated visitor parking. ***Immerse yourself in the convenience of downtown living with a multitude of attractions just a short walk away. Explore the BMO Convention Centre, Stampede Park, C-Train station, Central Library, Bell Studio National Music Centre, Sunterra Market, H Mart, and much more. This location truly offers the best of urban living at your doorstep. ****Schedule a viewing today and discover the unparalleled lifestyle awaiting you in the heart of downtown.



Built in 2016

Essential Information

MLS® #	A2150817
Price	\$352,000
Sold Price	\$347,500
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	502
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	2210, 1188 3 Street Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1H8

Amenities

Amenities	Elevator(s), Fitness Center, Party Room
Parking Spaces	1
Parking	Underground

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Built-In Refrigerator, Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Washer/Dryer
Heating	Central
Cooling	Central Air
# of Stories	44

Exterior

Exterior Features Balcony
Construction Concrete

Additional Information

Date Listed August 19th, 2024
Date Sold September 11th, 2024
Days on Market 23
Zoning DC (pre 1P2007)
HOA Fees 0.00

Listing Details

Listing Office WExcel



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