

\$385,000 - 611, 135 13 Avenue Sw, Calgary

MLS® #A2153986

\$385,000

2 Bedroom, 2.00 Bathroom, 877 sqft

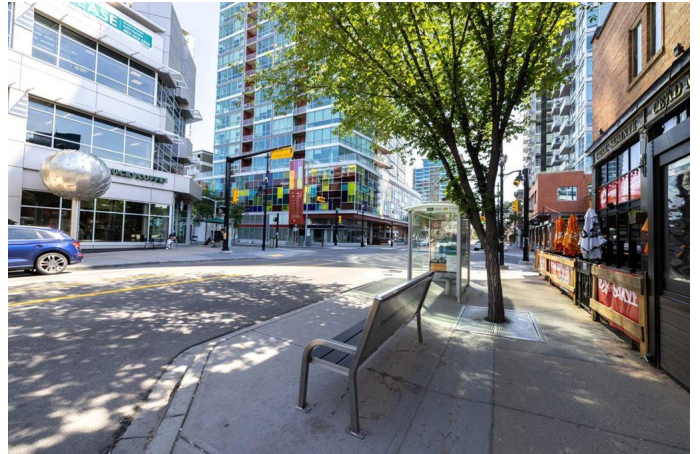
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to unit 611, 135 13 Avenue SW! This spacious and stunning 2 bed, 2 bath condo in the prestigious Colours by Batistella could be an amazing opportunity for investors or a perfect place to call home! This impressive 23-floor high-rise boasts spectacular design and a prime location. The unit itself is spacious and flooded with natural light from floor to ceiling windows. Your modern kitchen features stainless steel appliances, stained concrete flooring, granite countertops, and a centre island with a butcher block countertop. Enjoy central air conditioning, in-suite laundry with plenty of storage, contemporary colour palette, expansive balcony with a gas line for BBQ, and titled underground parking. The unbeatable Beltline location puts you within walking distance of the downtown core, trendy 17th Ave, Stephen Ave, Central Memorial Park, and the library. Foodies will love being steps away from amazing cocktail bars and restaurants like PROOF, Ten Foot Henry, Native Tongues, and Caf   Koi, and you  re just a short walk from the Stampede grounds. Colours by Batistella is pet-friendly and one of the few buildings that allows Airbnb, great option to have but also an amazing building to own and live in! Come see this spectacular condo before it's gone.

Built in 2008

Essential Information



MLS® #	A2153986
Price	\$385,000
Sold Price	\$388,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	877
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	611, 135 13 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0W9

Amenities

Amenities	Elevator(s), Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Secured, Titled, Underground

Interior

Interior Features	Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard, Hot Water
Cooling	Central Air
# of Stories	23
Basement	None

Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard
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Lot Description	Other
Roof	Tar/Gravel
Construction	Concrete, Metal Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 10th, 2024
Date Sold	August 21st, 2024
Days on Market	11
Zoning	CC-COR
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX First
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