

\$549,900 - 708, 310 12 Avenue Sw, Calgary

MLS® #A2157338

\$549,900

2 Bedroom, 2.00 Bathroom, 884 sqft

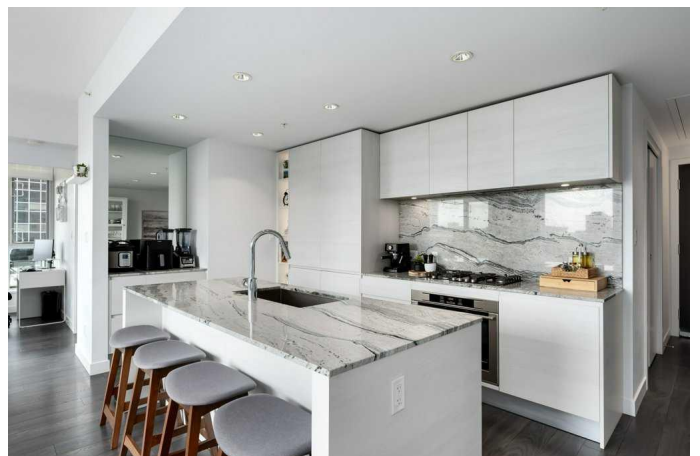
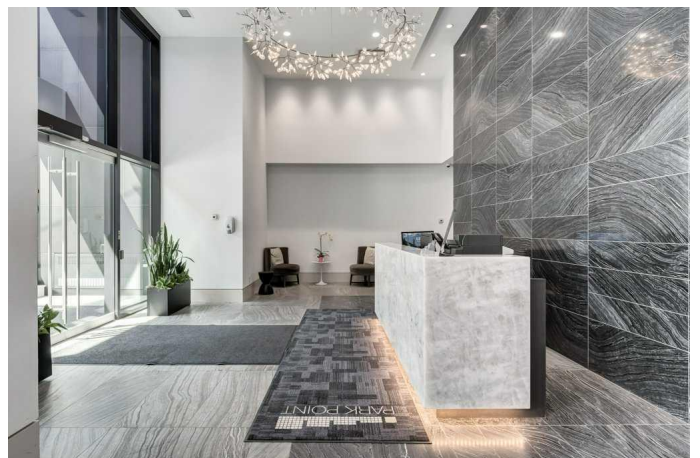
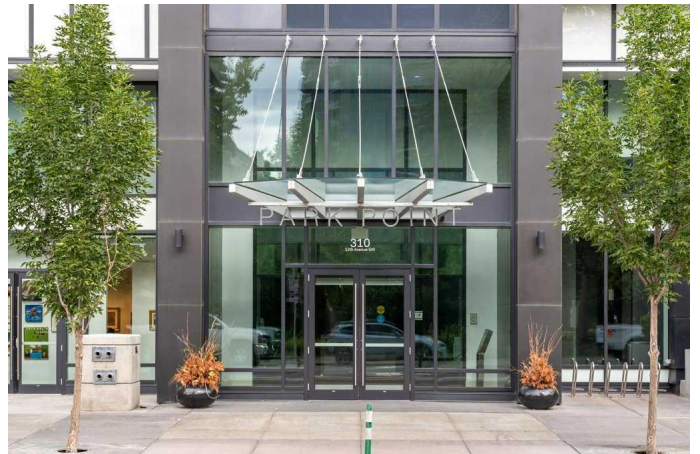
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to luxury living at the prestigious Park Point building, nestled in Calgary's vibrant Beltline community. This stunning 2-bedroom, 2-bathroom corner unit features an open-concept kitchen, living, and dining area with soaring 9-foot ceilings and floor-to-ceiling windows, offering unobstructed views of Central Memorial Park and the northwest cityscape. The modern kitchen boasts high-end finishes, including panelled fridge and dishwasher, stainless steel gas cooktop and oven, an oversized island, and a designated coffee bar, perfect for the at-home barista. With updated light fixtures and air conditioning throughout, this condo exudes both comfort and elegance.

The spacious primary bedroom is a peaceful retreat with a walk-through closet leading to a luxurious 4-piece ensuite. The second bedroom is well-appointed with access to a 3-piece guest bath, making this space ideal for hosting visitors. A separate office/den with a window overlooks the park, providing the perfect backdrop for productivity. Step out onto the northwest-facing balcony to enjoy the sweeping views, or simply relax in the expansive living area filled with natural light. Additional features include in-suite laundry, heated underground titled parking, visitor parking, and a separate storage locker for all your needs.

Residents of Park Point enjoy an array of



first-class amenities, including a fitness center, sauna/steam room, a zen garden courtyard, communal BBQ area, and a stylish party room. With 24-hour concierge and security, as well as three elevators ensuring easy access at all times, convenience is paramount. Located just steps away from Bar Chouette, Deville Coffee House, the Beltliner diner, and Central Memorial Park, this condo offers quick access to the CTrain and is perfectly situated between the popular 17th Avenue and Stephen Avenue. Experience sophisticated urban living at its finest in this exceptional downtown Calgary condo.

Built in 2018

Essential Information

MLS® #	A2157338
Price	\$549,900
Sold Price	\$537,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	884
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	708, 310 12 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 1B5

Amenities

Amenities	Elevator(s), Fitness Center, Roof Deck, Recreation Room
Parking Spaces	1
Parking	Underground

Interior

Interior Features	Breakfast Bar, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, See Remarks
Appliances	Built-In Refrigerator, Built-In Freezer, Built-In Gas Range, Built-In Oven, Dishwasher, Microwave, Washer/Dryer Stacked
Heating	Forced Air
Cooling	Central Air
# of Stories	34

Exterior

Exterior Features	Courtyard, Lighting
Construction	Concrete

Additional Information

Date Listed	September 5th, 2024
Date Sold	December 6th, 2024
Days on Market	92
Zoning	CC-X
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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