

\$510,000 - 2307, 1188 3 Street Se, Calgary

MLS® #A2160756

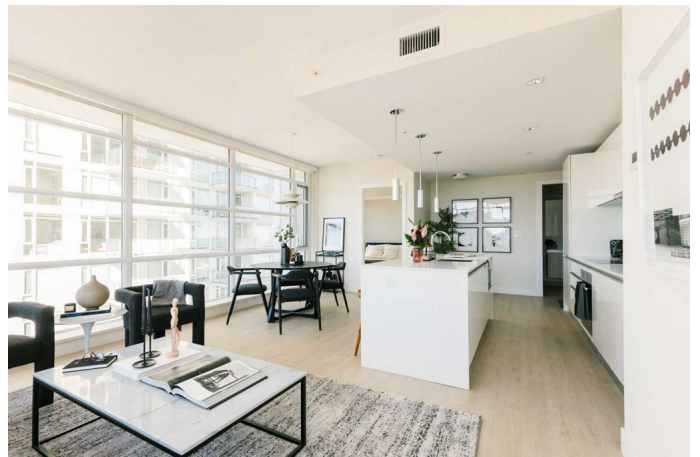
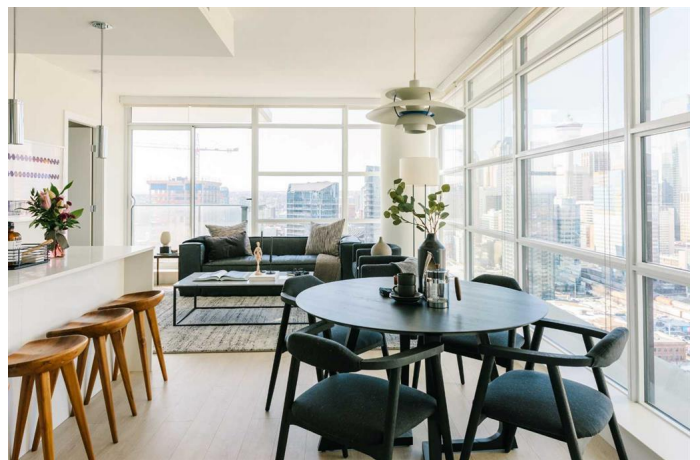
\$510,000

2 Bedroom, 2.00 Bathroom, 857 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to the Guardian South Tower, where city living meets luxury. Beautiful PANORAMIC CITY VIEWS from this rare and highly sought after west-facing corner two bedroom, two bathroom nearest to Calgary's Stampede park with new development underway, in THE GUARDIAN SOUTH tower. This NW corner unit boasts floor to ceiling windows showcasing one of Calgary's most magnificent views amplified by stepping out onto the huge balcony. Highly efficient floor plan has less wasted hallway space and more functional living space. The fully equipped kitchen features a top-of-the-line European appliance package, gleaming quartz counters, and ample cabinet space, making it easy to whip up delicious meals for your guests. The primary bedroom boasts a large closet and a 4-piece ensuite bathroom. Second spacious bedroom, another 3-piece bath, and in-suite laundry complete this unit. This amazing condo also comes with a TITLED TANDEM underground parking stall, providing convenient and secure parking, while 24-hour security ensures your safety and peace of mind. Outstanding amenities include a gym and yoga studio, workshop on the 6th floor, social club, garden terrace on the 7th floor, and concierge service - everything you need for a comfortable and luxurious lifestyle. Plus, you'll be close to trendy restaurants, shopping and so much more. Don't miss out on an amazing opportunity to live in the heart of the city in style and comfort.



Built in 2016

Essential Information

MLS® #	A2160756
Price	\$510,000
Sold Price	\$488,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	857
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	2307, 1188 3 Street Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1H8

Amenities

Amenities	Community Gardens, Elevator(s), Fitness Center, Parking, Party Room, Recreation Facilities, Secured Parking, Trash, Visitor Parking, Workshop
Parking Spaces	2
Parking	Parkade, Stall, Tandem, Titled, Underground

Interior

Interior Features	Kitchen Island, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Range Hood, Washer/Dryer Stacked
Heating	Fan Coil
Cooling	Central Air
# of Stories	44

Exterior

Exterior Features	Balcony
Construction	Concrete

Additional Information

Date Listed	September 5th, 2024
Date Sold	October 24th, 2024
Days on Market	49
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	Rhinorealty
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