

\$300,000 - 806, 1330 15 Avenue Sw, Calgary

MLS® #A2163665

\$300,000

2 Bedroom, 1.00 Bathroom, 871 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to this exceptional 8th-floor condo in the prestigious Wellington Estates. This residence offers more than a home—it embodies a lifestyle of convenience, luxury, and urban sophistication. Step into a bright, open floor plan where expansive 12-foot windows flood the space with natural light and frame breathtaking views of the city skyline and the iconic Calgary Tower. The spacious living area flows effortlessly into a large balcony, ideal for morning coffee or evening gatherings against a stunning cityscape backdrop. The master bedroom features direct balcony access, letting you soak in the warm afternoon sun. A second bedroom offers flexibility, perfect for guests or a home office, while the in-suite laundry ensures practical, modern living. Enjoy the added luxury of heated underground parking, providing year-round protection for your vehicle, plus storage for bikes and tires—ideal for exploring the nearby city pathways. Located at the heart of it all, this residence is within walking distance of vibrant Kensington, serene river pathways, the downtown core, and trendy 17th Ave. Experience the best the city has to offer with boutique shopping, gourmet dining, and entertainment at your doorstep. Recent renovations in this condo boast a sleek, modern kitchen with granite countertops, a stylish tile backsplash, and stainless steel appliances. Wide plank flooring throughout and a beautifully updated bathroom enhance the space with both elegance and



functionality. Enjoy peace and quiet in this well-maintained, secure building with thick walls and a community of considerate neighbours. From bustling cafes to tranquil riverside strolls, everything is just moments away. The view from the 8th floor serves as a daily reminder of the beauty of Calgary. Make this exquisite condo in Wellington Estates your urban retreat and experience city living at its finest. Condo Fees include Electricity, Heat, Water, Gas and so much more!

Built in 1973

Essential Information

MLS® #	A2163665
Price	\$300,000
Sold Price	\$287,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	871
Acres	0.00
Year Built	1973
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	806, 1330 15 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 3N7

Amenities

Amenities	Bicycle Storage, Trash
Parking Spaces	1

Parking	Parkade, Underground
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Interior

Interior Features	Breakfast Bar, Closet Organizers, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Stone Counters, Storage
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Appliances	Dishwasher, Electric Stove, European Washer/Dryer Combination, Microwave, Range Hood, Refrigerator
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Heating	Baseboard, Hot Water
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Cooling	None
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# of Stories	15
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Exterior

Exterior Features	Balcony
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Construction	Brick
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Additional Information

Date Listed	September 6th, 2024
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Date Sold	September 27th, 2024
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Days on Market	21
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Zoning	CC-COR
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HOA Fees	0.00
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Listing Details

Listing Office	Royal LePage Benchmark
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