

\$625,000 - 305, 535 10 Avenue Sw, Calgary

MLS® #A2178453

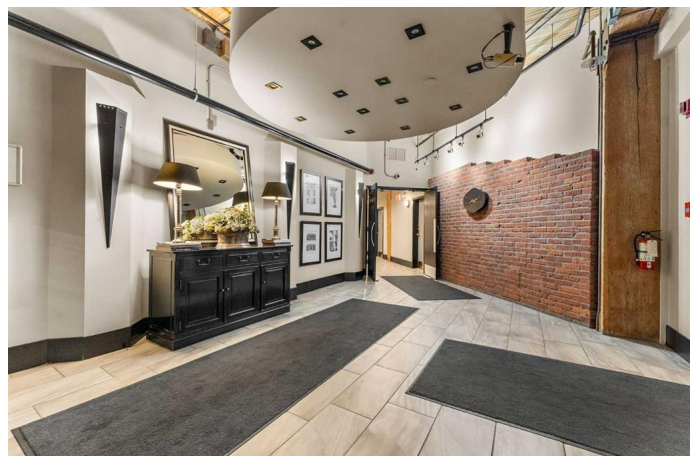
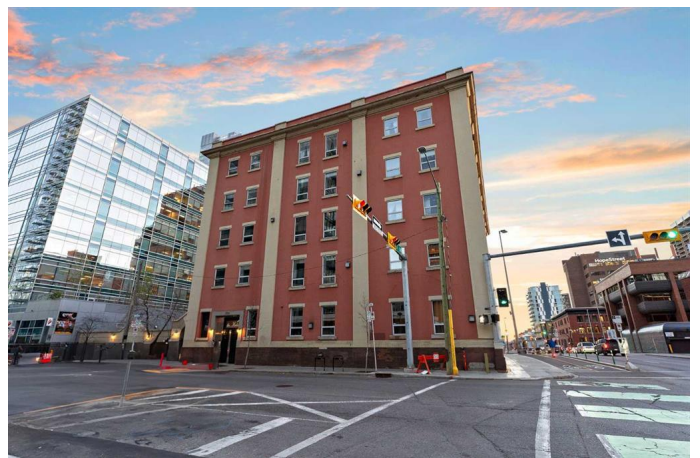
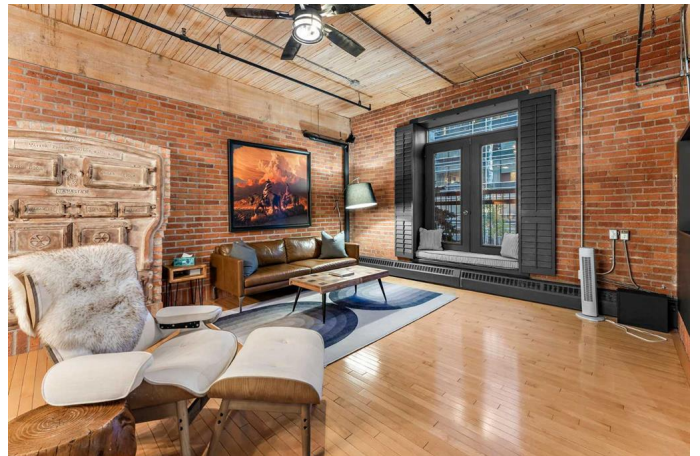
\$625,000

1 Bedroom, 1.00 Bathroom, 931 sqft
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Experience the perfect blend of HISTORIC CHARM and modern luxury in this stunning Beltline LOFT in the iconic Hudson Building—one of Calgary’s original loft conversions. With an open layout that celebrates the building’s heritage, you’ll find original FIR WOOD CEILINGS, exposed BRICK, dropdown BEAMS, and piping, all enhanced by sleek, contemporary finishes. The gourmet kitchen is a chef’s dream, featuring stainless steel appliances, a MIELE DISHWASHER, QUARTZ COUNTERTOPS, FRIGIDAIRE refrigerator and CUSTOM cabinetry. The central island adds a stylish touch, perfect for casual meals or entertaining. One of the rare buildings permitting both residential and commercial use, this versatile loft can serve as a chic home with spacious living and dining areas or as a dynamic workspace, complete with a convenient 2-piece bathroom. The expansive bedroom, easily convertible to a premium office space, includes a LUXURIOUS ensuite with tub and shower and a closet. FRENCH DOORS open to a Juliet balcony, bringing in fresh air and light. You also have UNDERGROUND PARKING and an ELEVATOR in the building. Additional amenities include large storage lockers, and a prime location blocks from trendy 17th Ave and the downtown core—offering an unmatched urban lifestyle.

Built in 1909



Essential Information

MLS® #	A2178453
Price	\$625,000
Sold Price	\$607,500
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	931
Acres	0.00
Year Built	1909
Type	Residential
Sub-Type	Apartment
Style	Loft/Bachelor/Studio
Status	Sold

Community Information

Address	305, 535 10 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0A8

Amenities

Amenities	Parking, Storage, Fitness Center, Laundry, Party Room, Secured Parking
Parking Spaces	1
Parking	Stall, Underground, Parkade, Titled

Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Storage, Breakfast Bar, Beamed Ceilings, Built-in Features, Ceiling Fan(s), Soaking Tub
Appliances	Dishwasher, Range Hood, Refrigerator, Gas Stove
Heating	Baseboard, Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, See Through, Three-Sided

of Stories 5

Exterior

Exterior Features None
Construction Wood Frame, Brick

Additional Information

Date Listed November 14th, 2024
Date Sold December 4th, 2024
Days on Market 20
Zoning DC (pre 1P2007)
HOA Fees 0.00

Listing Details

Listing Office Real Broker

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.