

# \$399,000 - 507, 303 13 Avenue Sw, Calgary

MLS® #A2228687

## \$399,000

2 Bedroom, 2.00 Bathroom, 778 sqft

Residential on 0.00 Acres

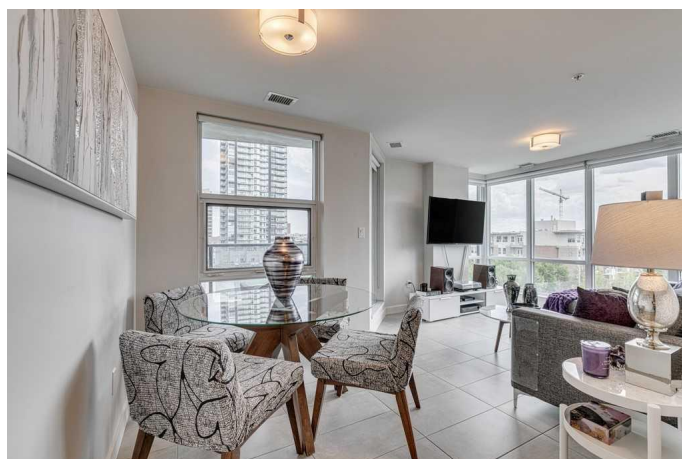
Beltline, Calgary, Alberta

LUXURY TWO BEDROOM TWO BATH CONDO IN "THE PARK". Amenity-rich building located right across from Central Memorial Park and public tennis courts. Steps from everything "downtown offices, restaurants and retail on 17th Avenue. This condo offers a FITNESS ROOM, SOCIAL ROOM WITH ROOF TOP GARDEN AND BARBECUE AREA, GUEST SUITE, BIKE STORAGE, CONCIERGE. This unit offers unobstructed views of the park and tennis courts across the street (designated historical sites to the north and east protect the view). The living/ dining area is flooded with light, the kitchen offers stainless steel appliances (dishwasher is one year old), granite counters, lots of cupboard space. The primary bedroom has a 4-piece ensuite and walk-in closet. A good-sized second bedroom and second bath with granite counters. Full-size stacking washer and dryer. Titled underground parking and guest parking too!

Built in 2015

## Essential Information

MLS® #	A2228687
Price	\$399,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	778



Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	507, 303 13 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0Y9

### Amenities

Amenities	Bicycle Storage, Community Gardens, Elevator(s), Party Room, Storage, Visitor Parking, Guest Suite
Parking Spaces	1
Parking	Parkade, Secured, Stall, Titled, Underground
# of Garages	1

### Interior

Interior Features	Granite Counters, Open Floorplan, Storage
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Natural Gas, Fan Coil
Cooling	Full
# of Stories	18
Basement	None

### Exterior

Exterior Features	Garden, Tennis Court(s), Uncovered Courtyard
Roof	Membrane
Construction	Brick, Concrete, Metal Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	June 9th, 2025
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Days on Market

28

Zoning

CC-MH

Listing Details

Listing Office

RE/MAX Realty Professionals



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