

# \$255,000 - 1107, 1330 15 Avenue Sw, Calgary

MLS® #A2262684

**\$255,000**

2 Bedroom, 1.00 Bathroom, 867 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to this beautifully updated 2-bedroom, 1 bathroom condo in the heart of Calgary's vibrant Beltline community. From sunrise coffees to sunset cocktails, this 11th-floor corner unit offers a massive west-facing balcony, perfect for soaking in evening sunsets and sweeping city views. Inside, you will love the open-concept design that seamlessly connects the kitchen, dining, and living areas, creating a bright and inviting space filled with natural light. The unit features newer laminate flooring throughout and has been freshly painted, offering a modern, move-in-ready feel. A full 4-piece bathroom, convenient in-suite laundry with storage, and the privacy of a corner layout make this condo an exceptional find. Practical perks include all utilities included in the condo fees and an assigned, secure underground parking stall, ensuring both value and peace of mind. Living in Beltline means being at the center of it all, steps away from trendy restaurants, coffee shops, shopping, fitness studios, and the lively 17th Avenue entertainment district. With easy access to downtown, public transit, parks, and year-round community events, Beltline offers a walkable, energetic lifestyle that's perfect for professionals, investors, or anyone looking to enjoy the best of urban living in Calgary.

Built in 1973

## Essential Information



|                |                   |
|----------------|-------------------|
| MLS® #         | A2262684          |
| Price          | \$255,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 867               |
| Acres          | 0.00              |
| Year Built     | 1973              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 1107, 1330 15 Avenue Sw |
| Subdivision | Beltline                |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3C 3N7                 |

### Amenities

|                |                                                                  |
|----------------|------------------------------------------------------------------|
| Amenities      | Coin Laundry, Elevator(s), Garbage Chute, Secured Parking, Trash |
| Parking Spaces | 1                                                                |
| Parking        | Assigned, Off Street, Parkade, Underground                       |

### Interior

|                   |                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Storage |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings      |
| Heating           | Baseboard                                                                                  |
| Cooling           | None                                                                                       |
| # of Stories      | 15                                                                                         |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Courtyard       |
| Construction      | Brick, Concrete |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 10th, 2025 |
| Days on Market | 4                  |
| Zoning         | CC-COR             |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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