



# 901 10 Avenue Calgary Alberta

\$445,000

Welcome to your dream urban oasis in the heart of Calgary! This stunning 2-bedroom, 2-bathroom condo redefines modern living with its impeccable style and desirable features, perfectly positioned on one level for ease and comfort. Spanning across 740 sq ft, every inch of this residence exudes sophistication and thoughtfulness. Step inside and be captivated by the sun-drenched open concept living space, accentuated by high ceilings and expansive windows that frame an enviable south-facing panorama, including breathtaking views of downtown Calgary. The modern kitchen invites culinary creativity with its sleek quartz countertops, built-in appliances, gas stove, and deep sink, complemented by a chic tiled backsplash. Imagine hosting gatherings with plenty of room to incorporate a kitchen island or a dining table to fit your style. The laminate flooring throughout adds warmth and elegance, leading you effortlessly to the two generously spaced bedrooms. Both bedrooms boast ample closet space, providing the perfect sanctuary at the end of the day. The primary suite is a true retreat with its expansive closets and a luxurious 3-piece ensuite featuring a walk-in shower. Meanwhile, the main bathroom offers relaxation with its soaker tub and tiled surround. Step out onto your covered, private balcony and relish the peacefulness that comes with a 180-degree view. Whether sipping morning coffee or enjoying an evening breeze, this space enhances your living experience. Convenience is at your fingertips with in-suite laundry equipped with front-loading washer and dryer, titled underground heated parking, and an assigned storage cage. The condo fees cover heat, gas, water, and sewer, making your living experience worry-free. The building doesn't fall short on amenities either. Residents enjoy access to an array of shared spaces including a gym, sauna, billiards, wet bar, social room, ...

Other 6.67 Ft x 4.08 Ft  
 4pc Bathroom 7.83 Ft x 4.83 Ft  
 Laundry room 3.25 Ft x 3.33 Ft  
 Kitchen 12.92 Ft x 7.00 Ft  
 Dining room 6.67 Ft x 6.42 Ft

Living room 15.50 Ft x 12.00 Ft  
 Bedroom 9.00 Ft x 9.33 Ft  
 Primary Bedroom 9.42 Ft x 10.08 Ft  
 3pc Bathroom 8.50 Ft x 4.83 Ft  
 Other 13.00 Ft x 5.67 Ft

Listing Presented By:



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### Mirror

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