



## 530 12 Avenue Calgary Alberta

\$585,000

Sophistication meets elegance in this one-of-a-kind luxury designer-upgraded, TWO-BEDROOM, TWO-BATHROOM, SOUGHT AFTER RARE CORNER UNIT with LARGE PATIO in the exclusive Castello building complete with TWO TITLED PARKING STALLS. A one-of-a-kind custom-built shelving showpiece preludes the unit's kitchen which boasts quartz countertops, espresso cabinets, large pantry, sleek hardware, stainless steel appliances and a peninsula island with built-in beverage fridge and eating bar. The adjacent living room is accented by floor-to-ceiling windows allowing for loads of natural light to flood the unit. Truly a key feature of this corner unit is the huge patio with gas hookup for your barbeque, ideal for entertaining or relaxing. The spacious second bedroom is perfect for guests or a home office. The primary bedroom showcases a lavish ensuite bathroom with glass-enclosed shower, dual sinks and a walk-in closet with custom built-ins. Upgrades include tile and new carpets throughout, modern designer paint, custom window coverings and lighting throughout, built-in speaker system, in-suite laundry, sleek hardware and plumbing fixtures. Two underground titled parking stalls and a titled storage locker complete this unit. Located in the heart of downtown Calgary in the estate Castello building which offers a concierge service, fitness center, guest room, guest parking and wash bay in the underground parking garage. This unit must be seen to appreciate its ambiance, a one-of-a-kind modern upgraded unit sure to impress any buyer of any lifestyle. (id:6769)

Kitchen 4.78 M x 2.82 M

Living room 5.46 M x 3.73 M

Dining room 2.77 M x 2.64 M

Bedroom 3.79 M x 3.18 M

Bedroom 3.58 M x 3.35 M

4pc Bathroom .00 M x .00 M

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Listing Presented By:



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149 West Lakeview Point , Calgary, AB,

Phone: 403-585-5270  
cawarawa@shaw.ca