



## 1311 15 Avenue Calgary Alberta

\$215,000

Spacious 2 bedroom, 2 bathroom condo in convenient Beltline location close to 17th Avenue & all amenities - trendy shops, restaurants, coffee shops, groceries (Coop/Safeway), abundant nightlife/entertainment & great transportation - within walking distance to LRT plus just two blocks to Connaught fenced off leash dog park. Functional layout with open great room concept featuring kitchen, separate dining room & spacious living room with patio door access to the large south facing balcony with extra storage. Bright end unit offers lots of light with extra windows. The good sized master bedroom features a 2 piece ensuite. A second bedroom, 4 piece main bathroom & insuite laundry/storage room complete this unique floor plan. Concrete building with secured, covered parkade parking stall with plug-in. The photos are from several years ago and the unit has been rented since then. This great price offers the opportunity to renovate to your personal style and make this your perfect home! Call your favorite Realtor to view this condo today! (id:6769)

Kitchen 2.36 M x 2.31 M

Laundry room 2.39 M x 1.14 M

Living room 4.85 M x 4.09 M

Dining room 3.18 M x 2.74 M

Primary Bedroom 4.37 M x 3.66 M

Bedroom 5.03 M x 2.74 M

4pc Bathroom Measurements not available

Other 4.19 M x 1.80 M

2pc Bathroom Measurements not available

Listing Presented By:



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