



310 12 Avenue Calgary Alberta

\$595,900

Welcome to Park Point, Calgary's premier luxury development in the Beltline, across from historic Central Memorial Park. This sophisticated south-facing 5th-floor corner unit features 2 spacious bedrooms, 2 full bathrooms, a private den, and an expansive balcony with stunning park views. Floor-to-ceiling windows flood the space with natural light, complementing the neutral tones, wide plank flooring, and 9' ceilings. The chef's kitchen showcases integrated appliances, dual refrigerators, granite countertops, large island, beverage center, and sleek cabinetry. The owner's suite offers a walk-through closet and a luxurious ensuite with marble vanity and oversized tiled shower. Both bathrooms feature Italian marble vanities and custom tile flooring. Additional conveniences include a laundry closet, underground parking stall, and storage locker. Park Point provides exceptional amenities such as a furnished owner's lounge, guest suite, 24-hour concierge, fitness facility, yoga studio, sauna, steam room, Zen terrace, and social lounge with a fire pit and BBQ. Located steps from 17th Avenue's restaurants, shopping, and Elbow River pathways, this home blends luxury, privacy, and vibrant urban living. (id:6769)

4pc Bathroom 8.42 Ft x 4.92 Ft
 Laundry room 3.08 Ft x 4.33 Ft
 Other 15.08 Ft x 8.50 Ft
 Primary Bedroom 10.00 Ft x 11.50 Ft
 3pc Bathroom 6.50 Ft x 7.58 Ft

Living room 12.00 Ft x 11.42 Ft
 Office 7.33 Ft x 6.75 Ft
 Bedroom 10.08 Ft x 12.75 Ft
 Dining room 11.42 Ft x 6.33 Ft

Listing Presented By:



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