



## 1110 11 Street Calgary Alberta

\$328,000

Location! Location! Experience the epitome of urban living in this 1 bedroom plus den WEST facing balcony unit at Stella, in Calgary's - vibrant Beltline community. Featuring over 703 sqft of living space this sought after floor plan impresses. Unit opens to a spacious foyer with ample storage and through to the open plan living spaces. The gourmet kitchen boasts sleek white high gloss cabinets, stainless steel appliances, a new kitchen fixture and elegant granite countertops. The kitchen seamlessly opens up to the dining and living rooms with newer engineered flooring, creating a perfect space for entertaining guests. The living room is adorned with sliding patio doors that lead to your private balcony with a western exposure, allowing you to relish the beautiful sunsets. The ample west-facing windows allow an abundance of natural sunlight to grace every corner of the unit, creating a bright and welcoming atmosphere. The Primary bedroom is oversized and features a walk-in closet and a "cheater" 4 piece ensuite with bath and separate tiled walk-in shower and convenient insuite laundry. Primary opens with sliding glass doors onto the separate den area with floor to ceiling windows. The unit includes a titled U/G heated parking stall (153) and an assigned storage locker (5) on second floor, Room 3 . The building is pet friendly and the Connaught off leash dog park is minutes away. An amenity rich community, Stella has onsite concierge and security, fitness facility, residents lounge, bike storage and guest suites! With a central location steps from the Design District, walk to the vibrant restaurants along 10th like Bridgette Bar and Donna Mac. You are a quick walk over to the famous 17th Avenue/Red Mile and have convenient access to the Bow River Pathway system, and transit. (id:6769)

5pc Bathroom 11.42 Ft x 8.42 Ft

Other 15.92 Ft x 5.00 Ft

Bedroom 12.58 Ft x 11.08 Ft

Foyer 5.42 Ft x 7.75 Ft

Kitchen 9.08 Ft x 6.92 Ft

Living room 12.67 Ft x 20.92 Ft

Laundry room 2.83 Ft x 2.92 Ft

Office 7.50 Ft x 7.58 Ft

Other 4.75 Ft x 7.58 Ft

Listing Presented By:



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**RE/MAX Realty Professionals**

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