



1213 13 Avenue Calgary Alberta

\$324,900

In the heart of the City with panoramic downtown views from this sub penthouse corner unit in a great building on a QUIET street!!! This stunning two bedroom home features wide plank flooring throughout, a kitchen with custom cabinets that has been opened up to the spacious and sunny living and dining area & includes a full suite of stainless steel appliances AND a large pantry. Windows in this well-managed building are newer and the unit is freshly painted and move-in ready!! The primary bedroom is HUGE and features a full wall of closets and the ample second bedroom also features a large closet. All doors are 8-foot and the unit has a large storage/laundry room (with a modern European washing machine and additional free laundry facilities on every floor to be shared only with 3 other units), and a full linen closet just outside the 5-piece bathroom w/ double vanities and a ton of storage for all the necessities!! This CONCRETE CONSTRUCTED building has NO post-tension cables and is very well run, with a very healthy Reserve Fund AND a LIVE-IN CARETAKER, whose unit is owned by the Condo Corp!! The building also features additional separate storage as well as a bike storage room. The CONDO FEES cover EVERYTHING – INCLUDING ELECTRICITY!! (id:6769)

Living room 14.92 Ft x 12.25 Ft

Kitchen 11.17 Ft x 7.33 Ft

Dining room 12.25 Ft x 7.92 Ft

Bedroom 11.25 Ft x 10.92 Ft

Primary Bedroom 12.67 Ft x 12.50 Ft

5pc Bathroom 8.17 Ft x 5.83 Ft

Listing Presented By:



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RE/MAX REAL ESTATE
(MOUNTAIN VIEW)

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RE/MAX Realty Professionals

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