



## 1225 15 Avenue Calgary Alberta

\$254,900

Welcome to this stunning top-floor condo in the downtown community of Beltline. Offering over 600 sq. ft. of stylish living space, this 1-bedroom, 1-bathroom unit is perfect for those looking to embrace the urban lifestyle. It also includes the convenience of an assigned parking space. Step inside to an open-concept layout with beautiful laminate flooring and an abundance of natural light pouring in through large windows. The spacious living room features a cozy electric fireplace, creating the perfect atmosphere for relaxation. The contemporary kitchen boasts wood cabinetry, granite countertops, a large island, and stainless-steel appliances, offering both functionality and modern flair. Step out onto your private balcony, ideal for enjoying warm summer days. The generously sized bedroom includes a large closet for ample storage, while in-unit laundry provides added convenience. Located in the vibrant Beltline district, you're just steps away from parks, schools, shopping, and some of Calgary's trendiest restaurants and shops. Whether you're looking for a perfect home or a prime investment opportunity, this property checks all the boxes. Book your private viewing today and experience downtown living at its finest! (id:6769)

Living room 10.92 Ft x 10.50 Ft

Kitchen 13.33 Ft x 9.00 Ft

Dining room 12.08 Ft x 5.08 Ft

Bedroom 12.25 Ft x 11.50 Ft

4pc Bathroom 6.92 Ft x 4.92 Ft

Listing Presented By:



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<http://vincentphan.ca>

**RE/MAX Realty Professionals**

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