



# 1335 12 Avenue Calgary Alberta

\$249,900

Gorgeous west views of mountains and city from this Top floor 2 bedroom & 1 Bathroom corner unit condo in SUNALTA HOUSE! Prime location in sought after Beltline! | Laminate floors throughout | Bright kitchen with west views from kitchen window and lots of cabinets | Spacious living room with sliding glass doors open to Large Balcony with Amazing views! | Formal Dining room lit with lights in ceiling fan | Two good size bedrooms with mirror closet doors | Closet organizer in primary bedroom | 4 piece bathroom Insuite Storage room | Secure indoor parking stall in Parkade | 5 Visitor parking stalls | Resident manager in this we'll managed building with low condo fees | Extra Storage in lower level available at \$40 per month | Ample street parking in front of building (except 7am - 9am) | Bus stop at front of building | Bicycle Lane on 12 Ave. | Ultra convenient location to Sunalta LRT train station, Co-op grocer, Trendy Red mile 17 Ave. SW, Community Natural Foods organic store and all amenities. (jd:6769)

Living room 17.25 Ft x 12.42 Ft

Dining room 9.25 Ft x 9.00 Ft

Primary Bedroom 13.33 Ft x 10.92 Ft

Bedroom 13.25 Ft x 9.92 Ft

Foyer 5.83 Ft x 5.08 Ft

Storage 5.92 Ft x 5.33 Ft

4pc Bathroom 9.08 Ft x 4.92 Ft

Kitchen 11.67 Ft x 9.25 Ft

Other 17.00 Ft x 5.25 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate (Central)

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