

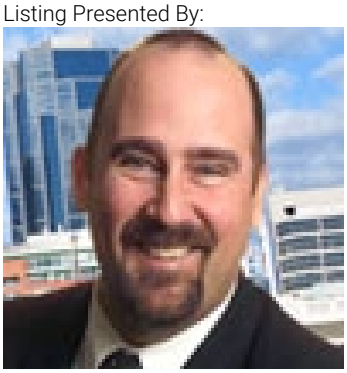
317 14 Avenue Calgary Alberta

$274,900

This beautifully renovated 2-bedroom, 1-bathroom, 813 SqFt condo is ideally situated in the heart of Calgary's vibrant entertainment district. Designed with a modern open-concept layout, the home feels bright and spacious with high-quality upgrades throughout. The custom kitchen features premium finishes including a high-end induction cooktop, built-in convection oven, counter-depth refrigerator, integrated dishwasher, quartz countertops, pantry, open shelving, USB outlets, and a cleverly designed in-cabinet organizer for cutting boards and bakeware. Warm hardwood flooring extends through the living areas and bedrooms, complemented by custom Hunter Douglas roller shades for both style and privacy. The two bedrooms are generously sized, with a well-appointed 3-piece bathroom showcasing a contemporary vanity, custom tiled shower, and modern tile flooring. Additional conveniences include an in-suite laundry with brand new washer and dryer with extra storage, central vacuum system, and a northwest-facing balcony offering sunset and downtown skyline views. This well-maintained building is in the process of having a new elevator installed. The property includes a titled underground parking stall and a large titled storage unit. Perfectly positioned, you'll be just steps from 17th Avenue, Central Memorial Park, Haultain Park & Tennis Courts, downtown amenities, and all that the 4th Street mission area has to offer. (id:6769)

Living room 13.83 Ft x 10.50 Ft
Kitchen 14.25 Ft x 8.25 Ft
Dining room 10.50 Ft x 7.00 Ft
Primary Bedroom 13.17 Ft x 10.00 Ft
Bedroom 9.17 Ft x 8.92 Ft
Laundry room 7.33 Ft x 2.42 Ft
3pc Bathroom 9.58 Ft x 5.17 Ft
Other 8.08 Ft x 6.00 Ft

Listing Presented By:



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