



\$ 335,000.00

## 1705 901 10 AVENUE SW CALGARY

<https://paulbrinton.com>

**BIG PRICE REDUCTION!!! GORGEOUS** and move-in ready or perfect for investors looking for **HIGH RETURNS** on a **BEAUTIFULLY FURNISHED AND FULLY EQUIPPED** executive condo in a perfectly located, high end modern building with **DOWNTOWN CITY VIEWS!** Enjoy urban living at its finest and live like you're in a luxury hotel...

- 1 bed
- 1 bath
- Apartment
- Residential
- Active

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BASIC FACTS

<b>Style:</b> Apartment, High-Rise (5+)	<b>Post Updated:</b> 2021-11-20 17:58:14
<b>MLS ® #:</b> A1156823	<b>Bathrooms:</b> 1
<b>Type:</b> Apartment	<b>Bedrooms Above Grade:</b> 1
<b>Bedrooms:</b> 1	<b>Date added:</b> 11/19/21
<b>Status:</b> Active	<b>Area:</b> 0.00 sq ft
<b>Year built:</b> 2016	<b>County Or Parish:</b> Calgary
<b>Parking:</b> Electric Gate, Enclosed, Garage Door Opener, Guest, Heated Garage, Insulated, Owned, Parkade, Paved, Secured, Stall, Titled, Underground	<b>CONDO TYPE:</b> Conventional

PROPERTY FEATURES

<b>Total Parking:</b> 1	<b>Flooring:</b> Hardwood,Laminate,Tile
<b>Association Amenities:</b> Elevator(s),Fitness Center,Guest Suite,Parking,Party Room,Picnic Area,Recreation Facilities,Recreation Room,Roof Deck,Secured Parking,Snow Removal,Spa/Hot Tub,Storage,Trash,Visitor Parking	<b>Community Features:</b> Park,Schools Nearby,Playground,Pool,Sidewalks,Street Lights,Shopping Nearby
<b>Exterior Features:</b> Built-in Barbecue,Courtyard,Fire Pit,Garden,Lighting	<b>District:</b> CAL Zone CC
<b>Cooling:</b> Central Air,Full	<b>Inclusions:</b> Purchase of furniture may be negotiated separately after purchase and sale agreement is finalized and unconditional.



**Interior Features:** Built-in Features,Closet Organizers,No Animal Home,No Smoking Home,Open Floorplan,Recessed Lighting,Recreation Facilities,Sauna,See Remarks,Steam Room,Storage,Vinyl Windows,Walk-In Closet(s)

**Heating Type:** Central

**Roof Type:** Concrete,Membrane

**PROPERTY INFORMATION**

**Levels:** Single Level Unit

**Zoning:** CC-X

**List Price Square Foot:** \$ 600.34

**Photo Count:** 35

**Unit Exposure:** N

**Construction Materials:** Composite Siding,Concrete,Glass,Mixed

**Appliances:** Built-In Electric Range,Dishwasher,Garage Control(s),Gas Cooktop,Microwave,Range Hood,Refrigerator,Washer/Dryer,Window Coverings

**Subdivision Name:** Beltline

**Lot Size Acres:** 0.00

**Laundry features:** In Unit

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 5

**Unit Number:** 1705

**Suite:** No

**Living Area SF:** 583.00

**Structure Type:** High Rise (5+ stories)

**Restrictions:** Board Approval,Easement Registered On Title,Pet Restrictions or Board approval Required,Restrictive Use Clause,Utility Right Of Way

