



\$ 129,900.00

## 302 1613 11 AVENUE SW CALGARY

<https://paulbrinton.com>

Renovated unit for investors or first-time buyers!  
Just one block from the Sunalta C-train Station.  
Across the street from Sunalta park and close to  
Sunalta Elementary School, ranked one of the top  
schools in Alberta. Bright and spacious with an open  
floor plan. The kitchen is contemporary with white  
subway...

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

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## BASIC FACTS

**Style:** Low-Rise(1-4)

**MLS ® #:** A1143295

**Type:** Apartment

**Bedrooms:** 1

**Status:** Active

**Year built:** 1979

**Parking:** Assigned, Outside, Stall

**Post Updated:** 2021-10-07 19:19:30

**Bathrooms:** 1

**Bedrooms Above Grade:** 1

**Date added:** 09/21/21

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Conventional

## PROPERTY FEATURES

**Total Parking:** 1

**Community Features:** Park,Schools  
Nearby,Playground,Shopping Nearby

**District:** CAL Zone CC

**Interior Features:** Laminate Counters

**Heating Type:** Baseboard

**Flooring:** Ceramic Tile,Laminate

**Exterior Features:** None

**Cooling:** None

**Roof Type:** Asphalt/Gravel

## PROPERTY INFORMATION

**Levels:** Single Level Unit

**Zoning:** M-H1

**List Price Square Foot:** \$ 265.41

**Photo Count:** 18

**Unit Exposure:** N

**Laundry features:** Common Area, In  
Basement, See Remarks

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 4

**Unit Number:** 302



**Construction Materials:** Stucco,Wood  
Siding

**Appliances:** Dishwasher,Electric  
Range,Range Hood,Refrigerator,Window  
Coverings

**Subdivision Name:** Sunalta

**Restrictions:** Pet Restrictions or Board  
approval Required,Restrictive Covenant-  
Building Design/Size

**Suite:** No

**Living Area SF:** 527.11

**Structure Type:** Low Rise (2-4 stories)

