

# \$445,000 - 1108, 901 10 Avenue Sw, Calgary

MLS® #A2204863

**\$445,000**

2 Bedroom, 2.00 Bathroom, 741 sqft  
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to your dream urban oasis in the heart of Calgary! This stunning 2-bedroom, 2-bathroom condo redefines modern living with its impeccable style and desirable features, perfectly positioned on one level for ease and comfort. Spanning across 740 sq ft, every inch of this residence exudes sophistication and thoughtfulness.

Step inside and be captivated by the sun-drenched open concept living space, accentuated by high ceilings and expansive windows that frame an enviable south-facing panorama, including breathtaking views of downtown Calgary. The modern kitchen invites culinary creativity with its sleek quartz countertops, built-in appliances, gas stove, and deep sink, complemented by a chic tiled backsplash. Imagine hosting gatherings with plenty of room to incorporate a kitchen island or a dining table to fit your style.

The laminate flooring throughout adds warmth and elegance, leading you effortlessly to the two generously spaced bedrooms. Both bedrooms boast ample closet space, providing the perfect sanctuary at the end of the day. The primary suite is a true retreat with its expansive closets and a luxurious 3-piece ensuite featuring a walk-in shower. Meanwhile, the main bathroom offers relaxation with its soaker tub and tiled surround.

Step out onto your covered, private balcony



and relish the peacefulness that comes with a 180-degree view. Whether sipping morning coffee or enjoying an evening breeze, this space enhances your living experience.

Convenience is at your fingertips with in-suite laundry equipped with front-loading washer and dryer, titled underground heated parking, and an assigned storage cage. The condo fees cover heat, gas, water, and sewer, making your living experience worry-free.

The building doesn't fall short on amenities either. Residents enjoy access to an array of shared spaces including a gym, sauna, billiards, wet bar, social room, as well as a stunning rooftop patio complete with a spa/hot tub and changing rooms, all within a secure and professionally managed building featuring a concierge and elevators.

Pet lovers rejoice, as pets are welcome with board approval, making this condo not only a stylish abode but also a home for your furry friends. Don't miss the opportunity to own this desirable condo that perfectly blends comfort, style, and unmatched amenities in one of Calgary's most vibrant neighborhoods. Schedule your private viewing today!

Built in 2016

### **Essential Information**

MLS® #	A2204863
Price	\$445,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	741
Acres	0.00
Year Built	2016
Type	Residential

Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	1108, 901 10 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0B5

### **Amenities**

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Guest Suite, Parking, Party Room, Recreation Facilities, Recreation Room, Sauna, Secured Parking, Spa/Hot Tub, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground

### **Interior**

Interior Features	Elevator, High Ceilings, Quartz Counters, Recreation Facilities, Storage, Sauna
Appliances	Built-In Gas Range, Built-In Oven, Built-In Refrigerator, Dishwasher, Garage Control(s), Range Hood, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	Central Air
# of Stories	34

### **Exterior**

Exterior Features	Balcony
Construction	Concrete, Metal Siding

### **Additional Information**

Date Listed	March 23rd, 2025
Days on Market	12
Zoning	CC-X

### **Listing Details**

Listing Office	Real Estate Professionals Inc.
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