

# \$308,900 - 2706, 1320 1 Street Se, Calgary

MLS® #A2206650

**\$308,900**

1 Bedroom, 1.00 Bathroom, 536 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Get ready to experience the home you've always dreamed of! This stunning, move-in ready residence features an open-concept layout and breathtaking panoramic views of downtown. Enjoy upgraded appliances, bright kitchen cabinetry, and beautiful quartz countertops throughout. The modern window coverings provide both natural light and privacy. Thoughtfully designed for optimal flow, this spacious home is filled with natural light and includes in-suite laundry, titled parking, and an assigned storage space.

But that's not all! This gem is conveniently located within walking distance of Calgary's downtown core, 17th Avenue, and Stampede Park. You'll find Starbucks, Shoppers Drug Mart, Sunterra Market, and the Victoria Park C-Train Station just a stroll away, along with easy access to biking and walking paths along the river. Discover a fabulous location with all the amenities you need in one of Calgary's most desirable communities! Book your showing today!

Built in 2014

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2206650  |
| Price     | \$308,900 |
| Bedrooms  | 1         |
| Bathrooms | 1.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Square Footage | 536               |
| Acres          | 0.00              |
| Year Built     | 2014              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 2706, 1320 1 Street Se |
| Subdivision | Beltline               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2G 0G8                |

### Amenities

|                |                                                                           |
|----------------|---------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Parking, Roof Deck, Storage, Visitor Parking |
| Parking Spaces | 1                                                                         |
| Parking        | Parkade, Titled, Underground                                              |

### Interior

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, High Ceilings, Quartz Counters                                    |
| Appliances        | Dishwasher, Dryer, Microwave, Microwave Hood Fan, Refrigerator, Stove(s), Washer |
| Heating           | Forced Air                                                                       |
| Cooling           | Central Air                                                                      |
| # of Stories      | 30                                                                               |

### Exterior

|                   |                        |
|-------------------|------------------------|
| Exterior Features | Balcony                |
| Construction      | Brick, Concrete, Stone |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 1st, 2025 |
| Days on Market | 78              |
| Zoning         | DC              |

### Listing Details

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