

# \$250,000 - 703, 735 12 Avenue Sw, Calgary

MLS® #A2208638

**\$250,000**

2 Bedroom, 1.00 Bathroom, 735 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Stop your search for a 2 bedroom 1 bath, heated underground parking Beltline apartment, **THIS IS THE ONE!** Amazing corner unit with in suite laundry and shared laundry on the same floor. Large windows flood the unit with natural light and a **MASSIVE** balcony to enjoy your downtown views. There is also a second sliding balcony door in the primary bedroom so you can enjoy your morning coffee. Just a few minutes away you will find restaurants Grocery stores, bike lanes and walking paths. Book your showing today!

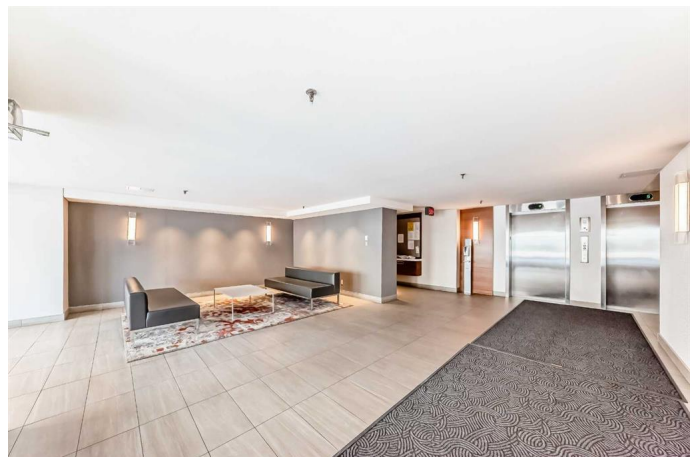
Built in 1978

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2208638          |
| Price          | \$250,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 735               |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

Address 703, 735 12 Avenue Sw



|             |          |
|-------------|----------|
| Subdivision | Beltline |
| City        | Calgary  |
| County      | Calgary  |
| Province    | Alberta  |
| Postal Code | t2r1j7   |

### Amenities

|                |                                                 |
|----------------|-------------------------------------------------|
| Amenities      | Coin Laundry, Laundry, Parking, Secured Parking |
| Parking Spaces | 1                                               |
| Parking        | Parkade, Underground                            |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Open Floorplan, Pantry, Storage                                                               |
| Appliances        | Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s), Wall/Window Air Conditioner |
| Heating           | Baseboard                                                                                     |
| Cooling           | Wall Unit(s)                                                                                  |
| # of Stories      | 9                                                                                             |

### Exterior

|                   |          |
|-------------------|----------|
| Exterior Features | Balcony  |
| Construction      | Concrete |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 3rd, 2025 |
| Days on Market | 30              |
| Zoning         | CC-MHX          |

### Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Office | RE/MAX Real Estate (Central) |
|----------------|------------------------------|

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