

# \$324,900 - 1006, 225 11 Avenue Se, Calgary

MLS® #A2199086

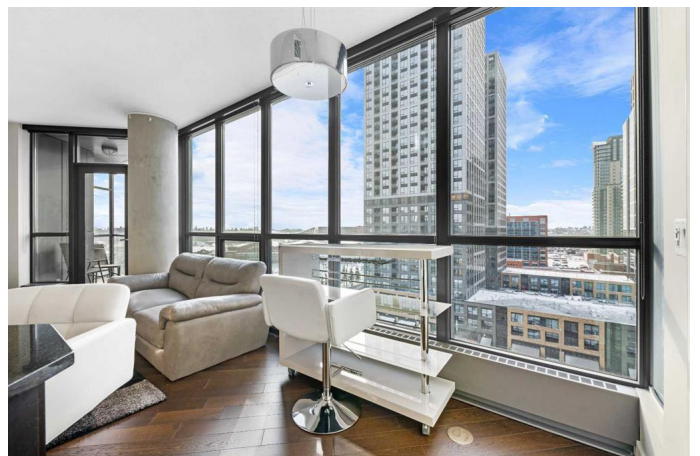
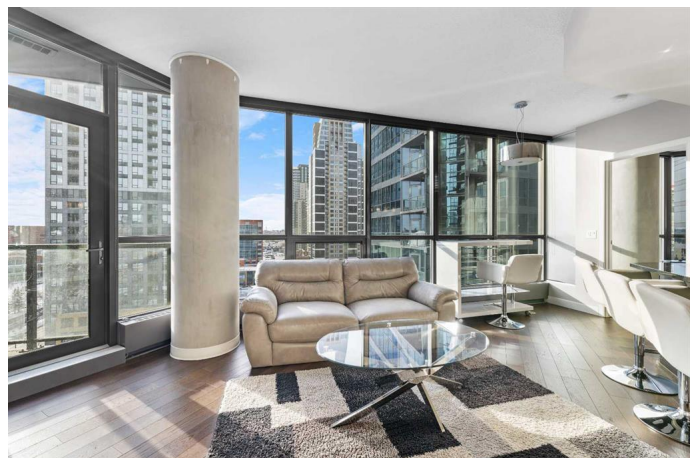
**\$324,900**

1 Bedroom, 1.00 Bathroom, 568 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Vibrance. Style. Health & Wellness, Happiness and a balanced life full of Quality. All of these are possible should you choose to step into the owners box in this home. Imagine waking to a beautiful view then starting your day in the gym getting your fitness right. From there get some fresh food from Sunterra market and head back up to your gorgeous 10th floor home. You've worked out, you've eaten healthy, and after getting ready for the day ahead, take the elevator down to the heated garage to your vehicle, or, walk a few minutes to the office or the LRT. This location is outstanding. After a week of success in keeping your mind, your body, and your career on track, you are ready for an exciting weekend. Imagine entertaining in this gorgeous timeless kitchen, with your guests enjoying the character of your home, the gorgeous views, and those wall to wall windows making the home feel fun and full of energy. Whether you are in the mood for catching the Flames game, a concert, an event at the BMO center, or perhaps some fabulous food in Calgary's dynamic food scene, this location has all your bases covered. Keynote 2 is a well run tower offering a guest suite + visitor parking, and the safe and warm appeal in the lobby is sure to please. Included with the sale is the furniture and all appliances, including the small appliances found in the kitchen and within the cabinets. Simplicity achieved! With all this, perhaps it's time you consider stepping into



the owner's box in this timeless home and start living your best life.

Built in 2013

### Essential Information

MLS® #	A2199086
Price	\$324,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	568
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	1006, 225 11 Avenue Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G0G3

### Amenities

Amenities	Bicycle Storage, Fitness Center, Guest Suite, Party Room, Recreation Facilities, Visitor Parking
Parking Spaces	1
Parking	Stall, Underground

### Interior

Interior Features	Closet Organizers, Kitchen Island, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	Central Air

# of Stories            29

## **Exterior**

Exterior Features    Balcony

Construction        Brick, Concrete, Metal Frame

## **Additional Information**

Date Listed           March 5th, 2025

Days on Market     44

Zoning                DC

## **Listing Details**

Listing Office        CIR Realty

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