

# \$398,900 - 1207, 1514 11 Street Sw, Calgary

MLS® #A2259413

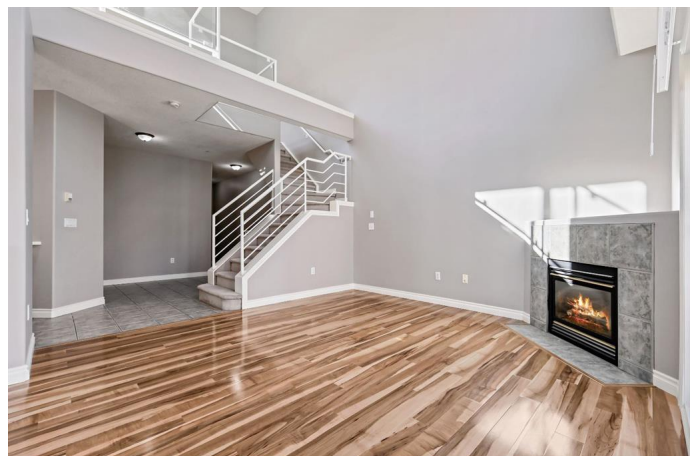
**\$398,900**

2 Bedroom, 3.00 Bathroom, 1,318 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to 1207, 1320 sq/ft multi-level apartment nestled in the heart of the vibrant Beltline district. The open-concept main floor boasts soaring ceilings and expansive windows that create an airy and inviting atmosphere. The main floor kitchen has been completely renovated, new cabinets, countertops, stainless-steel appliances make cooking a pleasure while the balcony is great for barbecuing. Natural light fills this corner unit year-round, while a charming corner fireplace make it the perfect retreat during Calgary's winter months. The upper bonus room offers a flexible bonus space that opens onto a second balcony. The lower-level houses two bedrooms, two full bathrooms, and a convenient laundry/storage room. The primary bedroom has a walk-through closet and ensuite bathroom and the extra windows provide a lovely cross breeze. This unit also comes with the rare luxury of having TWO (one titled, one assigned) heated underground parking spots. Storage is located in the front of your parking stall. Don't wait, this unique condo will not last long.



Built in 1999

## Essential Information

MLS® # A2259413

Price \$398,900

Bedrooms 2

|                |                  |
|----------------|------------------|
| Bathrooms      | 3.00             |
| Full Baths     | 2                |
| Half Baths     | 1                |
| Square Footage | 1,318            |
| Acres          | 0.00             |
| Year Built     | 1999             |
| Type           | Residential      |
| Sub-Type       | Apartment        |
| Style          | Multi Level Unit |
| Status         | Active           |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 1207, 1514 11 Street Sw |
| Subdivision | Beltline                |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | t2r1g7                  |

### Amenities

|                |                                                    |
|----------------|----------------------------------------------------|
| Amenities      | None                                               |
| Parking Spaces | 2                                                  |
| Parking        | Heated Garage, Parkade, Stall, Titled, Underground |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan                                      |
| Appliances        | Dishwasher, Garage Control(s), Range, Range Hood, Refrigerator, Washer/Dryer Stacked |
| Heating           | Baseboard, In Floor, Natural Gas                                                     |
| Cooling           | None                                                                                 |
| Fireplace         | Yes                                                                                  |
| # of Fireplaces   | 1                                                                                    |
| Fireplaces        | Gas                                                                                  |
| # of Stories      | 4                                                                                    |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Balcony            |
| Roof              | Asphalt Shingle    |
| Construction      | Stucco, Wood Frame |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 26th, 2025 |
| Days on Market | 34                   |
| Zoning         | DC                   |

**Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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