

# \$669,000 - 1508, 310 12 Avenue Sw, Calgary

MLS® #A2209467

**\$669,000**

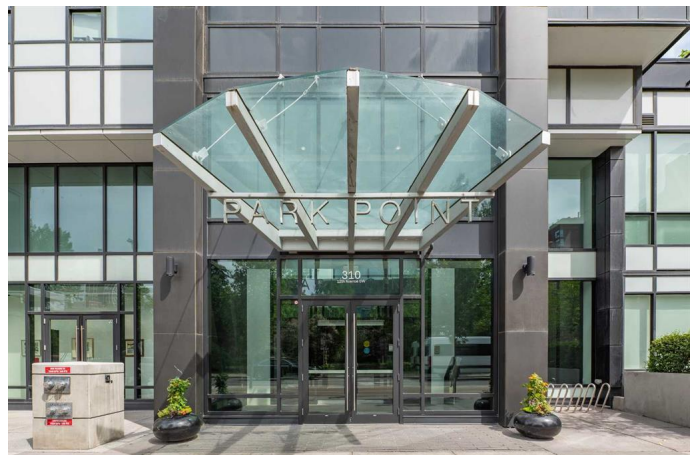
2 Bedroom, 2.00 Bathroom, 923 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Spectacular city & mountain views from this 15th floor 2 bedroom plus den, 2 full bath unit in Park Point that perfectly combines style & function! The open & airy plan presents spacious living & dining areas with floor to ceiling windows & kitchen that's tastefully finished with granite counters, island/eating bar, sleek white cabinets & first-rate appliance package. A flex space just off the dining area is the perfect space for a home office setup. The primary bedroom boasts a walk-through closet to a private 5 piece ensuite with large vanity with dual sinks, relaxing soaker tub & separate shower. The second bedroom & 3 piece bath are ideal for guests. Other notable features include convenient in-suite laundry, large wrap around balcony with panoramic views, one titled heated underground parking stall & an assigned storage locker. Park Point also affords first-class building amenities, including a 24-hour concierge/onsite security, bike storage, superb lounge/party room with kitchen, fireplace & large seating areas, guest suite, fully equipped gym, including yoga studio, sauna & steam room. Outside, enjoy a large outdoor courtyard with garden, BBQ & firepit. The central location can't be beat, close to scenic Elbow River pathways, tennis courts, Stampede Park, MNP Community & Sport Centre, 17th Avenue shops & restaurants, public transit & walking distance to the downtown core.

Built in 2018



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2209467          |
| Price          | \$669,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 923               |
| Acres          | 0.00              |
| Year Built     | 2018              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 1508, 310 12 Avenue Sw |
| Subdivision | Beltline               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2R 1B5                |

## Amenities

|                |  |
|----------------|--|
| Amenities      | Fitness Center, Secured Parking, Visitor Parking, Bicycle Storage, Elevator(s), Party Room, Roof Deck, Sauna, Storage, Trash |
| Parking Spaces | 1  |
| Parking        | Heated Garage, Parkade, Stall, Titled, Secured, Underground  |

## Interior

|                   |   |
|-------------------|---|
| Interior Features | Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Walk-In Closet(s), Breakfast Bar, Recessed Lighting, Soaking Tub |
| Appliances        | Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings   |
| Heating           | Fan Coil  |
| Cooling           | Central Air   |
| # of Stories      | 34  |

## Exterior

|                   |         |
|-------------------|---------|
| Exterior Features | Balcony |
|-------------------|---------|

Construction            Concrete, Glass, Metal Siding



**Additional Information**

Date Listed            April 17th, 2025  
Days on Market        107  
Zoning                  CC-X

**Listing Details**

Listing Office           RE/MAX First

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.