

# \$349,900 - 502, 610 17 Avenue Sw, Calgary

MLS® #A2244455

**\$349,900**

0 Bedroom, 1.00 Bathroom, 832 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Sleek Uptown Loft in the Heart of 17th Ave SW

Live steps from Calgary's best restaurants, bars, caf s, and fitness studios in this bold New York-style loft designed for the urban professional. Featuring soaring 12' ceilings, polished concrete accents, and an open-concept layout with skyline views – this space is perfect for both entertaining and unwinding after work.

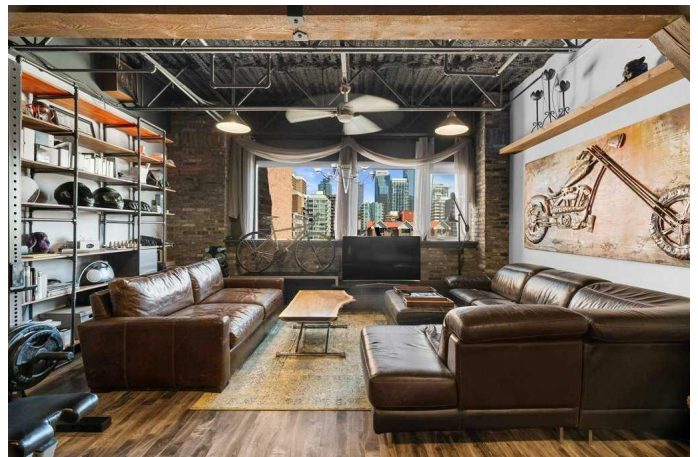
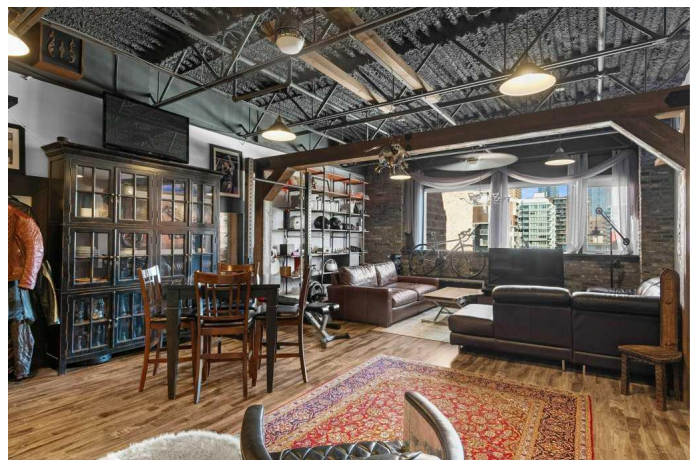
The modern kitchen boasts stainless steel appliances, concrete countertops, and a designer hood fan. A custom Murphy bed and built-in closet system maximize space, while the spa-inspired 4-piece bath, in-suite laundry, and interior storage room add everyday comfort.

Recent updates include remote blinds, newer flooring, and secure underground parking with private storage. Gated entry with a quiet courtyard. Condo fees include A/C, electricity, heat, and water.

Step outside into Calgary's most vibrant district – where work, nightlife, and culture converge.

Built in 1979

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2244455    |
| Price          | \$349,900   |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 832         |
| Acres          | 0.00        |
| Year Built     | 1979        |
| Type           | Residential |
| Sub-Type       | Apartment   |
| Style          | Loft        |
| Status         | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 502, 610 17 Avenue Sw |
| Subdivision | Beltline              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2S 0B4               |

### Amenities

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Elevator(s), Secured Parking, Snow Removal    |
| Parking Spaces | 1                                             |
| Parking        | Assigned, Heated Garage, Parkade, Underground |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, See Remarks, Soaking Tub, Storage |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer                                                                               |
| Heating           | Baseboard, Hot Water, Natural Gas                                                                                                     |
| Cooling           | Central Air                                                                                                                           |
| # of Stories      | 5                                                                                                                                     |
| Basement          | None                                                                                                                                  |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Courtyard       |
| Lot Description   | Views           |
| Roof              | Tar/Gravel      |
| Construction      | Brick, Concrete |

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      July 30th, 2025  
Days on Market                3  
Zoning                              DC (pre 1P2007)

**Listing Details**

Listing Office                    RE/MAX Realty Professionals

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