# \$198,000 - 601, 1334 12 Avenue Sw, Calgary

MLS® #A2252748

# \$198,000

2 Bedroom, 1.00 Bathroom, 924 sqft Residential on 0.00 Acres

Beltline, Calgary, Alberta

Great location spacious 2 bedrooms and 1 bathroom cozy home in the heart of Beltline. !!!!!!!Gorgeous living room with sliding door to excellent south facing balcony. Kitchen with plenty of counter, cabinets, cupboard space plus all appliances included. Great size dining area located next to the kitchen. Both bedrooms are large and have Hunter Douglas blackout blinds. Bathroom has a giant soaker tub and there is insuite washer and dryer. Recently painted throughout and new vinyl plank flooring. Propane barbecue on deck is included! This fine unit comes with a titled parking stall in the secure underground parkade. What a location! Walking distance to downtown, 17th Avenue, train and bus routes. Close to all major grocery stores - Safeway, Co-Op and Community Natural Foods. Call you favorite realtor to view this must see apartment!!!!!!!!

Built in 1980

#### **Essential Information**

MLS® # A2252748 Price \$198,000

Bedrooms 2

Bathrooms 1.00

Full Baths 1

Square Footage 924

Acres 0.00

Year Built 1980







Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

# **Community Information**

Address 601, 1334 12 Avenue Sw

Subdivision Beltline
City Calgary
County Calgary
Province Alberta
Postal Code T3C 3R9

#### **Amenities**

Amenities Elevator(s), Park

Parking Spaces 1

Parking Heated Garage, Underground

#### Interior

Interior Features No Smoking Home

Appliances Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer, Window

Coverings

Heating Baseboard Cooling Central Air

# of Stories 8

#### **Exterior**

Exterior Features Balcony, Barbecue

Construction Brick, Concrete

### **Additional Information**

Date Listed September 3rd, 2025

Days on Market 55

Zoning cc-x

## **Listing Details**

Listing Office Homecare Realty Ltd.

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