\$274,900 - 1805, 1319 14 Avenue Sw, Calgary

MLS® #A2192005

\$274,900

0 Bedroom, 1.00 Bathroom, 359 sqft Residential on 0.00 Acres

Beltline, Calgary, Alberta

DAILY SUNSETS and EXCEPTIONAL VIEWS from this beautiful WEST-FACING SUB-PENTHOUSE STUDIO CONDO in the sophisticated Nude building with **OUTSTANDING PENTHOUSE LEVEL** AMENITIES and an unsurpassable ultra-chic urban location. This PET-FRIENDLY (upon board approval) building also ALLOWS AIRBNB RENTALS making it a great investment opportunity. Incredibly located mere STEPS AWAY FROM VIBRANT 17TH AVENUE with nightlife, dining, pubs, diverse shops and much more right at your doorstep. This beautiful INDUSTRIAL-STYLED UNIT with sunny WEST EXPOSURE showcases gorgeous DOWNTOWN AND CITY VIEWS through FLOOR-CEILING WINDOWS and is kept comfortable in any season thanks to CENTRAL AIR CONDITIONING. GRAND 9' CEILINGS, POLISHED CONCRETE FLOORS, A LARGE OPEN FLOOR PLAN and industrial influences create a modern yet welcoming space. The kitchen inspires culinary adventures featuring QUARTZ COUNTERTOPS, STAINLESS STEEL APPLIANCES, A GAS STOVE and trendy 2-toned cabinets. Easily divide the large living space with furniture to create zones for a relaxing bedroom area and an inviting living room facing westward for NIGHTLY SUNSETS. The expansive balcony with a GAS LINE hosts casual barbeques and time spent unwinding with city views as the stunning backdrop. Convenient IN-SUITE LAUNDRY







and a stylishly designed 4-piece bathroom complete the unit. This AMENITY-RICH BUILDING is loaded with extra bonuses including a DOG WASH, BICYCLE STORAGE and a PENTHOUSE RECREATION ROOM for entertaining guests or hanging out with neighbours. The ROOFTOP TERRACE will be your favourite warm weather destination with outstanding views and ample space for outdoor gatherings. When you do need to leave the building, every amenity is just moments away with easy access to transit and the tranquil river walk. Truly an unbeatable inner-city location for this wonderful studio unit in an extraordinary building!

Built in 2024

Essential Information

MLS® # A2192005 Price \$274,900

Bathrooms 1.00

Full Baths 1

Square Footage 359 Acres 0.00

Year Built 2024

Type Residential Sub-Type Apartment

Style Loft

Status Active

Community Information

Address 1805, 1319 14 Avenue Sw

Subdivision Beltline
City Calgary
County Calgary
Province Alberta
Postal Code T3C 0W3

Amenities

Amenities Bicycle Storage, Elevator(s), Party Room

Parking None

Interior

Interior Features High Ceilings, No Animal Home, No Smoking Home, Open Floorplan,

Quartz Counters, Soaking Tub, Storage

Appliances Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator,

Washer, Window Coverings

Heating Central, Fan Coil, Natural Gas

Cooling Central Air

of Stories 19

Basement None

Exterior

Exterior Features BBQ gas line

Lot Description Views

Roof Membrane

Construction Concrete, Metal Frame

Foundation Poured Concrete

Additional Information

Date Listed February 13th, 2025

Days on Market 50

Zoning DC

Listing Details

Listing Office eXp Realty

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