

# \$374,900 - 504, 881 15 Avenue Sw, Calgary

MLS® #A2205601

**\$374,900**

2 Bedroom, 2.00 Bathroom, 1,194 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

A premium example of urban living at its finest. This beautifully appointed 2 bed/2bath multi-level unit will leave a lasting impression with over 1,100 sq ft of thoughtfully designed living space. A spacious foyer greets you upon entry and opens up to your bright and airy main floor living space. Open to the kitchen and dining area is the kitchen boasting cherry stained maple cabinet, granite counters, and a raised breakfast bar. The living room is a show stopper with its soaring ceilings, large windows that capitalize on some impeccable views, and accesses the balcony where you can enjoy morning coffee or a glass of wine after a long day at the office. Both bedrooms are separated by the living room for the utmost privacy. The primary retreat is paired with a walk-in closet and 4pc ensuite for the utmost convenience. The additional bedroom can ideally function as a home office. A full bath and accessible in-suite laundry completed the main floor. Plush carpets lead to the upstairs loft and offers endless creativity as a home gym, media room, arts room, or office. This unit comes with a titled underground parking stall with an assigned storage unit in front, along with bike storage and visitor parking. No vehicle, no problem - take the +15 connecting you to Mount Royal Village and Good Life Fitness. This is a walkers paradise surrounded by exceptional restaurants, groceries, cafes, shops and the entertainment along 17th AV. This ideally located and secure building is well managed and an urban professionals dream,



don't miss out!

Built in 2001

### Essential Information

MLS® #	A2205601
Price	\$374,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,194
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Active

### Community Information

Address	504, 881 15 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 1R8

### Amenities

Amenities	Elevator(s), Bicycle Storage, Parking, Secured Parking, Snow Removal, Storage, Trash
Parking Spaces	1
Parking	Parkade, Heated Garage, Secured, Titled, Underground
# of Garages	1

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Granite Counters, High Ceilings, Open Floorplan, Storage, Walk-In Closet(s), Track Lighting
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Natural Gas, Baseboard, Hot Water

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	5

### **Exterior**

Exterior Features	Balcony
Construction	Stucco, Wood Frame, Brick, Stone

### **Additional Information**

Date Listed	March 25th, 2025
Days on Market	75
Zoning	CC-COR

### **Listing Details**

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

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.