

# \$234,000 - 211, 1335 12 Avenue, Calgary

MLS® #A2258649

## \$234,000

2 Bedroom, 1.00 Bathroom, 867 sqft  
Residential on 0.00 Acres

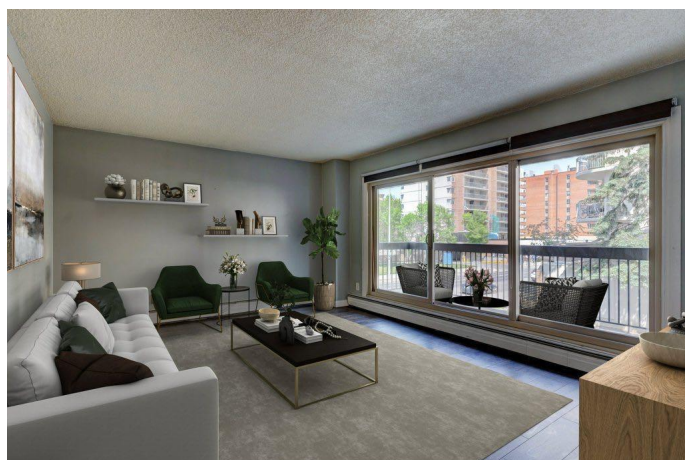
Beltline, Calgary, Alberta

Urban living meets unbeatable value in this bright 2 bedroom, 1 bathroom corner unit in the heart of Calgary's vibrant Beltline community! Step outside and your mere moments from the river pathways, the downtown core, and all the action of 17th Avenue, restaurants, cafe's, nightlife and shopping right at your doorstep! Inside enjoy sleek laminate flooring throughout, a crisp neutral colour palette and an abundance of natural light from large windows and balcony doors. The timeless white kitchen is finished with stone countertops and a classic subway tile backsplash, plus a generously sized in-suite storage room adds everyday convenience. This secure well maintained building offers an elegant lobby and includes an assigned covered parking stall in the parade. Whether you're a first time homebuyer, downsizing, or a savvy investor, this is a fantastic opportunity you won't want to miss, Book your showing today!

Built in 1978

## Essential Information

MLS® #	A2258649
Price	\$234,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	867



Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	211, 1335 12 Avenue
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 3P7

### **Amenities**

Amenities	Elevator(s), Laundry, Parking, Picnic Area, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Assigned, Parkade

### **Interior**

Interior Features	See Remarks
Appliances	Dishwasher, Range Hood, Refrigerator, Stove(s), Window Coverings
Heating	Natural Gas, Baseboard
Cooling	None
# of Stories	9

### **Exterior**

Exterior Features	Balcony
Construction	Brick, Concrete

### **Additional Information**

Date Listed	September 19th, 2025
Days on Market	53
Zoning	CC-MHX

### **Listing Details**

Listing Office	CIR Realty
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