

**1201, 210 15 Avenue SE  
Calgary, Alberta**

**MLS # A2240645**



**\$385,000**

<b>Division:</b>	Beltline		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	915 sq.ft.	<b>Age:</b>	2008 (17 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Parkade, Side By Side, Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Central	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 596
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete, Stone, Stucco	<b>Zoning:</b>	DC (pre 1P2007)
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Walk-In Closet(s)		

**Inclusions:** ALL APARTMENT FURNISHINGS

Wonderful 2 Bedroom Corner Unit With 2 Titled Side by Side Underground Parking Spots!!! Great Views of Downtown and the Mountains from this West facing Deck (13'5" X 8'6") and from the Floor to Ceiling Windows! Open Floor Plan with Split Bedroom Layout. Features include Stainless Steel Appliances in the Kitchen with a a Great Island, Ample Room for a Big Dining Room Table, 9 foot Ceilings, Central Air Conditioning for those Hot Summer Days, 2 Good Sized Bedrooms both with Walk-In Closets, 2 Full Bathrooms which includes the Ensuite off the Master Bedroom and there is a Laundry /Storage room with a Washer & Dryer. Vetro Building Amenities include Concierge Service, a Fitness Facility on 2 Levels, Recreational Room , Hot tub, and a Theatre Room. This building is an easy walk to Downtown, Shops, Restaurants, LRT, MNP Community & Sport Centre, BMO Centre, Scotia Bank Saddledome, Stampede Grounds, and Calgary's Walking Pathways.