

**3701, 1122 3 Street SE
Calgary, Alberta**

MLS # A2244488



\$860,000

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	1,625 sq.ft.	Age:	2015 (10 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil, Natural Gas	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 1,386
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Open Floorplan		

Inclusions: as is where is

Bank Sale! Stunning City & Mountain Views | Luxury Condo Living Experience the best of urban living in this spacious 2-bedroom + den luxury condo, offering over 1,600 sq. ft. of elevated comfort. Perched high above the city skyline, enjoy breathtaking, unobstructed city and mountain views from your massive wraparound balconies—perfect for entertaining family and friends. This executive unit features 10-foot ceilings and floor-to-ceiling windows, flooding the space with natural light and showcasing million-dollar views from nearly every room. Both bedrooms include private ensuites, ensuring comfort and privacy for everyone. Additional features include: 2 titled underground parking stalls for added convenience Prime location just steps from the LRT station Easy access to restaurants, nightlife, and downtown amenities Price is a bargain—an exceptional value in one of the city's most sought-after neighborhoods. Act fast—this opportunity won't last!