

# \$239,900 - 606, 718 12 Avenue Sw, Calgary

MLS® #A2217705

**\$239,900**

2 Bedroom, 1.00 Bathroom, 828 sqft

Residential on 0.00 Acres

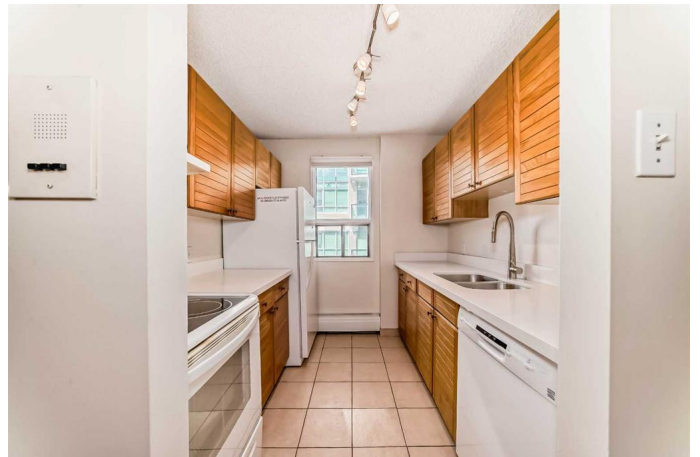
Beltline, Calgary, Alberta

You can enjoy the view and the SUNSHINE all year round. 6th floor south exposed PREMIER LOCATION. Only ONE common wall allowing for a west kitchen window. Secure UNDERGROUND parking for year round comfort and convenience. Both suite and parking are a SHORT DISTANCE TO THE ELEVATORS (2). Counters are QUARTZ with undermount sinks. Laminate and tile flooring. Insuite laundry. Secure BIKE storage. Exercise gym with sauna with 3 piece bathrooms. Heat, water and sewer are included. Balcony is LARGER than most at 30 ft. (end unit). Central TRENDY location near to many amenities with bike lanes out front. BUS stop also right out front. C-TRAIN a short 8 minute walk away.

Built in 1980

## Essential Information

MLS® #	A2217705
Price	\$239,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	828
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Apartment



Style	Single Level Unit
Status	Active

### Community Information

Address	606, 718 12 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R0H7

### Amenities

Amenities	Elevator(s), Fitness Center, Laundry, Trash, Sauna, Secured Parking
Parking Spaces	1
Parking	Garage Door Opener, Heated Garage, Underground, Secured
# of Garages	1

### Interior

Interior Features	No Animal Home, No Smoking Home, See Remarks, Sauna
Appliances	Dishwasher, Electric Oven, Electric Range, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Boiler
Cooling	None
# of Stories	8

### Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Level
Construction	Concrete

### Additional Information

Date Listed	May 6th, 2025
Days on Market	117
Zoning	CC-X
HOA Fees	775
HOA Fees Freq.	MON

### Listing Details

Listing Office	TREC The Real Estate Company
----------------	------------------------------

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.