

# \$205,000 - 402, 1202 13 Avenue Sw, Calgary

MLS® #A2245343

## \$205,000

1 Bedroom, 1.00 Bathroom, 700 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Come view the Quiet one bedroom apartment in reinforced concrete building adjacent park. Good open view of downtown Calgary and school park. Close to downtown (5-10 minutes walking distance), Schools, daycare and Safeway and Coop are all blocks away. Very quiet. Well managed building, Handyman Special but interior with porcelain mosaic tile and Brazilian Cherry Engineered hardwood flooring. Washer/dryer machine in unit. Breakfast bar, Storage room

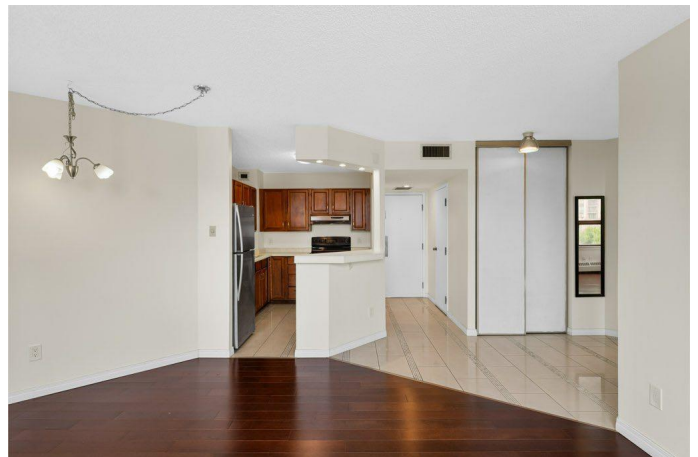
Built in 1981

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2245343          |
| Price          | \$205,000         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 700               |
| Acres          | 0.00              |
| Year Built     | 1981              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 402, 1202 13 Avenue Sw |
| Subdivision | Beltline               |



|             |         |
|-------------|---------|
| City        | Calgary |
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T3C 0T1 |

### Amenities

|                |                      |
|----------------|----------------------|
| Amenities      | Elevator(s), Parking |
| Parking Spaces | 1                    |
| Parking        | Parkade              |

### Interior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Interior Features | Laminate Counters, No Smoking Home, Open Floorplan                            |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer<br>Stacked |
| Heating           | Baseboard, Boiler, Natural Gas                                                |
| Cooling           | None                                                                          |
| # of Stories      | 7                                                                             |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Roof              | Membrane        |
| Construction      | Brick, Concrete |
| Foundation        | Poured Concrete |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 29th, 2025 |
| Days on Market | 33              |
| Zoning         | CC-MHX          |

### Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | Hope Street Real Estate Corp. |
|----------------|-------------------------------|

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