

# \$294,900 - 104, 1123 13 Avenue Sw, Calgary

MLS® #A2204864

## \$294,900

2 Bedroom, 1.00 Bathroom, 909 sqft

Residential on 0.00 Acres

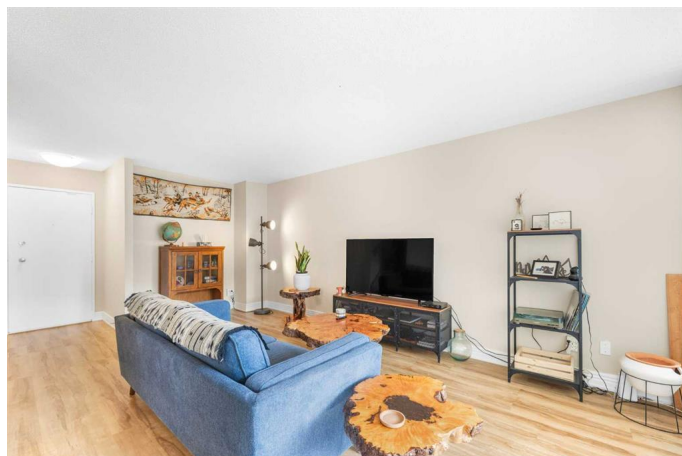
Beltline, Calgary, Alberta

Location, Location, Location! This 2 bedroom, 2 story condo in the sought after building of Executive Houses is in the center of everything you need. Close to restaurants, shopping, entertainment, downtown, pathways, transit and even a short distance to the Saddledome! This condo has the perfect work life balance you are looking for. This condo has the kitchen and living space on one level and two bedrooms, full bathroom and laundry room with brand-new European style washer and dryer on the upper level giving it the feel of a townhome rather than an apartment. The kitchen offers stone counter tops and ample cabinet space with a bonus of a brand-new dishwasher. This condo also offers one assigned underground parking stall & an assigned storage locker. There is also a bike storage area. As a piece of mind there is updated security key scanners that video faces. The building is pet friendly with board approval. Building also offers a coin laundry room. Book your showing today!

Built in 1971

## Essential Information

MLS® #	A2204864
Price	\$294,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1



Square Footage	909
Acres	0.00
Year Built	1971
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Active

### **Community Information**

Address	104, 1123 13 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G0L7

### **Amenities**

Amenities	Coin Laundry, Parking, Storage
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	Elevator, Storage
Appliances	Dishwasher, Electric Range, Range Hood, Refrigerator, Window Coverings, European Washer/Dryer Combination
Heating	Baseboard
Cooling	None
# of Stories	7

### **Exterior**

Exterior Features	Balcony
Construction	Brick, Concrete

### **Additional Information**

Date Listed	March 24th, 2025
Days on Market	11
Zoning	CC-MH

### **Listing Details**

Listing Office	Royal LePage Benchmark
----------------	------------------------

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.