

# \$369,000 - 713, 626 14 Avenue Sw, Calgary

MLS® #A2207515

**\$369,000**

1 Bedroom, 1.00 Bathroom, 534 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Sophisticated One-Bedroom Suite with Breathtaking Park & City Views in the Highly Desirable Calla! This stylish and modern property seamlessly combines form and function with its well-designed layout and contemporary finishes. The sleek kitchen features high-end stainless steel appliances, dark quartz countertops, a glass tile backsplash, breakfast bar, and chic flat-panel cabinetry. The primary bedroom offers dual closets, while the bright and airy living and dining area extends to a private balcony, where you can take in picturesque views of the Lougheed House Estate park and the downtown skyline. Additional highlights include an in-suite stacked washer & dryer, central air conditioning, a titled heated underground parking stall, and an assigned storage locker. Calla's exceptional amenities include a state-of-the-art fitness and yoga studio with premium TechnoGym equipment, a serene private courtyard, a guest suite, bike storage, and concierge service. Perfectly situated between 17th Avenue and Calgary's downtown core, this is urban living at its finest!



Built in 2013

## Essential Information

MLS® # A2207515

Price \$369,000

Bedrooms 1

Bathrooms	1.00
Full Baths	1
Square Footage	534
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	713, 626 14 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0X4

### Amenities

Amenities	Elevator(s), Fitness Center, Visitor Parking, Bicycle Storage, Guest Suite, Sauna
Parking Spaces	1
Parking	Heated Garage, Off Street, Secured, Underground, Parkade

### Interior

Interior Features	Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Fan Coil
Cooling	Central Air
# of Stories	10

### Exterior

Exterior Features	Balcony
Roof	Green Roof
Construction	Composite Siding, Wood Frame, Aluminum Siding

### Additional Information

Date Listed	April 2nd, 2025
-------------	-----------------

Days on Market	23
Zoning	CC-MH

## **Listing Details**

Listing Office	RE/MAX Realty Professionals
----------------	-----------------------------

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.