

# \$334,900 - 205, 881 15 Avenue Sw, Calgary

MLS® #A2223149

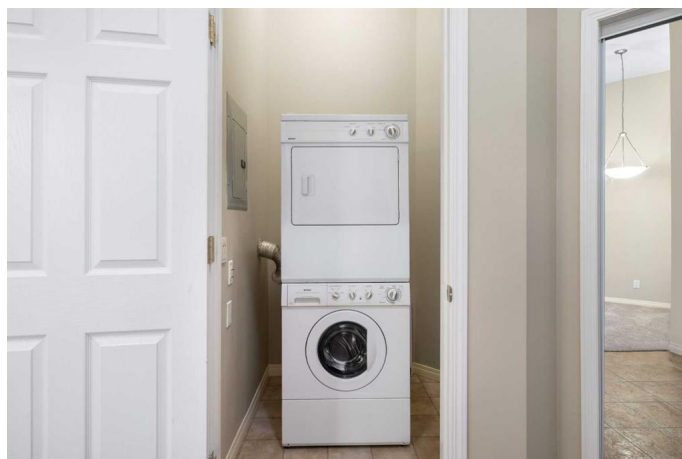
**\$334,900**

2 Bedroom, 2.00 Bathroom, 803 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to the Residences of Mount Royal in the heart of the desirable Beltline district! The refined curb appeal of this boutique executive condo complex pairs with tasteful interiors in this spacious 2-bedroom, 2-bathroom unit with soaring 11-foot ceilings! As you enter this home, you have a closet with glass sliding doors to store all your coats and shoes and the in-suite laundry is located right next to it. This bright, open-concept unit features crown molding and the 2 bedrooms are perfectly positioned on opposite sides of this unit allowing for privacy in a well-planned layout. Each bedroom has a washroom conveniently positioned beside them with the primary showcasing a spacious walk-through closet with ample storage leading to the ensuite washroom. The functional kitchen offers tasteful stainless steel and black appliances, maple cabinetry with under-mount lighting, granite counters that include a breakfast bar. New tracklights have also just been installed in the kitchen and there is also a cozy dining room beside it. The inviting living room features a gas fireplace with double glass doors extending the space to the private covered balcony with a gas hook-up for barbecues. A separate underground storage unit is included along with one titled underground parking (plus ample visitor parking and wide hallways for moving in!). This well-maintained building is pet friendly (with board approval) and is located in an incredible location steps from 17th avenue and



all the amenities you need including award-winning restaurants, shops, parks and so much more! There is also a covered walkway with direct access to Mount Royal Village Goodlife and other amenities. Do not miss your chance to live in this wonderful condo in an amazing urban setting!

Built in 2001

### **Essential Information**

MLS® #	A2223149
Price	\$334,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	803
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	205, 881 15 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 1R8

### **Amenities**

Amenities	Elevator(s), Parking, Visitor Parking, Garbage Chute
Parking Spaces	1
Parking	Stall, Underground

### **Interior**

Interior Features	Breakfast Bar, Crown Molding, No Animal Home, No Smoking Home,
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	Open Floorplan, Quartz Counters, Storage, Track Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard, Fireplace(s), Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	5

## Exterior

Exterior Features	Balcony, BBQ gas line
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 21st, 2025
Days on Market	23
Zoning	CC-COR

## Listing Details

Listing Office	Real Broker
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