

# \$385,000 - 302, 1029 15 Avenue Sw, Calgary

MLS® #A2226499

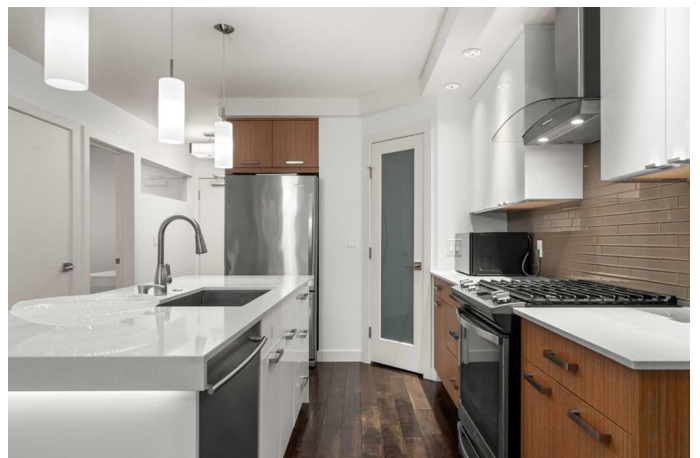
## \$385,000

2 Bedroom, 2.00 Bathroom, 811 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Unit 302 at The Lucida, a boutique-style gem in the heart of Calgary's vibrant Beltline—perfectly designed for the dynamic urban professional. This stylish 2-bedroom, 2-bathroom condo offers the ideal blend of sophisticated design, smart layout, and unbeatable location. Step inside and you'll immediately feel the difference. Built in 2015, this 811 sq. ft. open-concept suite is in mint condition, featuring modern European finishes, engineered walnut hardwood flooring, and floor-to-ceiling windows that flood the space with sunlight thanks to its sunny south exposure. Whether you're hosting a dinner party or enjoying a cozy night in, the chef-inspired kitchen has you covered with sleek cabinetry, soft-close drawers, a spacious island for entertaining, high-end stainless steel appliances (yes, including a gas range), and white quartz countertops. A step-in pantry adds both function and finesse. Love to entertain or need space for a roommate? The second bedroom is ideally located across from a full 4-piece bathroom, offering privacy and flexibility—perfect for overnight guests, a roommate, or even a stylish home office. The primary suite is your personal retreat, complete with a walk-through closet and a luxurious 5-piece ensuite featuring dual sinks, a deep soaker tub, and a separate walk-in shower. Your dog will love the neighbourhood's walkability and green spaces nearby, while you'll appreciate the



convenience of in-suite laundry, heated TITLED underground parking, and a secure storage locker. Plus, the building's high-quality soundproofing ensures your peace and privacy. Location is everything and you'll be just steps from Calgary's best coffee spots, restaurants, and bars, with the downtown core within easy reach.

Built in 2015

Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2226499          |
| Price          | \$385,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 811               |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

Community Information

|             |                        |
|-------------|------------------------|
| Address     | 302, 1029 15 Avenue Sw |
| Subdivision | Beltline               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2R 0S5                |

Amenities

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

Interior

|                   |  |
|-------------------|--|
| Interior Features | Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Storage |
| Appliances        | Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings   |
| Heating           | Baseboard  |
| Cooling           | None   |
| # of Stories      | 4  |

## Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Balcony                   |
| Construction      | Stone, Stucco, Wood Frame |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 31st, 2025 |
| Days on Market | 14             |
| Zoning         | CC-MH          |

## Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | Century 21 Bamber Realty LTD. |
|----------------|-------------------------------|

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