

\$229,900 - 101, 323 13 Avenue Sw, Calgary

MLS® #A2248841

\$229,900

1 Bedroom, 1.00 Bathroom, 656 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

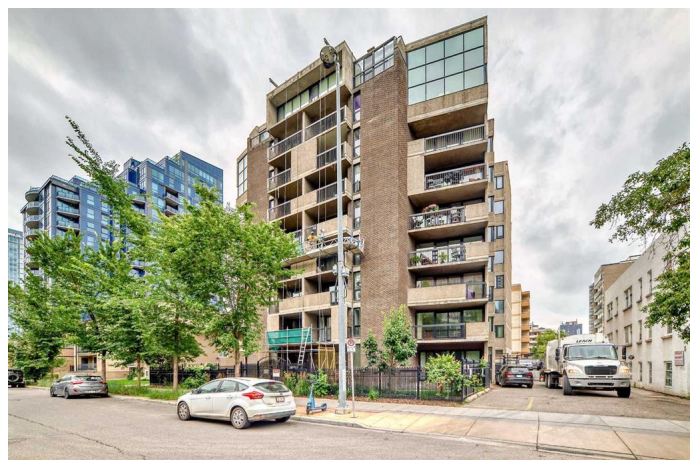
Step into refined city living with this elegant 1-bedroom, 1-bathroom condo offering 656 sq. ft. of thoughtfully designed space. Situated on the main floor of an extremely well-maintained and secure building, this home combines comfort, convenience, and a touch of luxury. The inviting layout features 9-foot ceilings and crown molding that add an open, sophisticated feel. The kitchen comes fully equipped with 4 appliances, making meal prep a breeze, while the in-suite laundry ensures everyday practicality. Unwind after a long day in your jetted tub, designed for the ultimate in relaxation.

One of the standout features of this home is the spacious private patio—perfect for morning coffee, summer entertaining, or simply enjoying the outdoors in the heart of the city.

Located directly across from Central Memorial Park, this condo boasts an awesome Beltline location with trendy restaurants, cafes, shops, and transit just steps away. Residents also enjoy the convenience of plenty of street parking and visitor parking, making it easy for friends and family to visit.

With its prime location, quality finishes, and unbeatable urban lifestyle, this condo is the perfect opportunity for first-time buyers, investors, or anyone seeking a vibrant downtown home.

Built in 1969



Essential Information

MLS® #	A2248841
Price	\$229,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	656
Acres	0.00
Year Built	1969
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	101, 323 13 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0K3

Amenities

Amenities	Elevator(s), Parking, Storage, Coin Laundry
Parking Spaces	1
Parking	Stall

Interior

Interior Features	Crown Molding, Jetted Tub
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	9

Exterior

Exterior Features	Other
Roof	Tar/Gravel
Construction	Brick, Concrete

Additional Information

Date Listed	August 16th, 2025
Days on Market	8
Zoning	CC-MH

Listing Details

Listing Office	Stonemere Real Estate Solutions
----------------	---------------------------------

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.