

\$238,888 - 704, 1213 13 Avenue Sw, Calgary

MLS® #A2247379

\$238,888

1 Bedroom, 1.00 Bathroom, 548 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Renovated Condo with Stunning Downtown Views – Prime Beltline Location

This beautifully renovated condo in the heart of the Beltline offers unobstructed downtown views, including the iconic Calgary Tower. Enjoy exceptional privacy in a concrete building just steps from 17th Avenue, cafes, grocery stores, an off-leash dog park, and the C-Train.

The bright, open-concept layout features a sleek white kitchen with granite countertops, brand-new cabinetry, and upgraded stainless steel appliances. Newer flooring runs throughout, and the spacious 4-piece bathroom boasts a granite vanity. The bedroom offers breathtaking city views and a custom built-in closet/wardrobe.

Condo fees include electricity, heat, and water, and there are no post-tension cables for added peace of mind. One parking stall and a secure storage locker are included, with all plumbing and electrical fully updated to code.

This condo is perfect for first-time buyers, professionals, or investors – don't miss out on this move-in-ready home with million-dollar views. Schedule your showing today!

Built in 1970

Essential Information



| | |
|----------------|-------------------|
| MLS® # | A2247379 |
| Price | \$238,888 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 548 |
| Acres | 0.00 |
| Year Built | 1970 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 704, 1213 13 Avenue Sw |
| Subdivision | Beltline |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3C 0T2 |

Amenities

| | |
|----------------|---|
| Amenities | Bicycle Storage, Elevator(s), Parking, Laundry, Storage |
| Parking Spaces | 1 |
| Parking | Off Street, Secured, Stall |

Interior

| | |
|-------------------|---|
| Interior Features | Kitchen Island |
| Appliances | Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Window Coverings |
| Heating | Baseboard |
| Cooling | None |
| # of Stories | 8 |

Exterior

| | |
|-------------------|-----------------|
| Exterior Features | Balcony |
| Lot Description | Landscaped |
| Construction | Brick, Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | August 9th, 2025 |
| Days on Market | 1 |
| Zoning | CC-MH |

Listing Details

| | |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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