

**401, 1818 14 Street SW**  
**Calgary, Alberta**

**MLS # A2249797**



**\$385,000**

<b>Division:</b>	Lower Mount Royal		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Multi Level Unit		
<b>Size:</b>	963 sq.ft.	<b>Age:</b>	2004 (21 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Parkade		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	In Floor	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 603
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Stucco, Wood Frame	<b>Zoning:</b>	M-C2
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), High Ceilings, Open Floorplan		

**Inclusions:** N/A

LIVE STYLISHLY in the vibrant inner-city, west-facing penthouse loft at The Greystones. Featuring 2 bedrooms, 2 full baths, and nearly 1,000 sq ft of open-concept space with soaring ceilings, large windows, and a cozy fireplace. The modern kitchen boasts granite counters, a gas stove, stainless steel appliances, and a breakfast bar—perfect for entertaining. Retreat to the lofted primary suite with a spa-inspired ensuite, or relax on your private west-facing balcony. Just steps from 17th Ave’s shops, cafes, and nightlife, and minutes to downtown and the river. Titled underground parking and storage included. Urban living at its finest.