

**2504, 901 10 Avenue  
Calgary, Alberta**

**MLS # A2275107**



**\$465,000**

<b>Division:</b>	Beltline		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	764 sq.ft.	<b>Age:</b>	2016 (10 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Stall, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 655
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Metal Frame, Stone	<b>Zoning:</b>	CC-X
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Kitchen Island, Open Floorplan, Quartz Counters		

**Inclusions:** Furniture can be sold with the unit but is optional

Sophisticated. Stylish. Steps From Everything. Welcome to elevated urban living in one of Calgary's most iconic lifestyle towers. Perched on the 25th floor, this executive 2-bedroom +Den residence delivers panoramic skyline and mountain views, flawless contemporary design, and the ultimate in convenience for business professionals who demand more from where they live. This is not just a home — it's a downtown basecamp for high performers. The Home • Floor-to-ceiling windows showcasing breathtaking views day and night • A bright, open-concept layout perfect for working, relaxing, and entertaining • Gourmet European kitchen with high-end appliances, sleek cabinetry & quartz countertops • Spacious bedroom with full-height closets • Modern spa-inspired bathroom with premium fixtures • Private balcony to unwind above the city Building & Lifestyle Mark on 10th is known for offering some of the best amenities in Calgary, built for professionals who value efficiency, wellness, and luxury. Enjoy: • Rooftop Sky Lounge with unbeatable city views • Full fitness centre + steam room • Owners' lounge & billiards area • Private outdoor hot tub, BBQ & sun deck • 24/7 concierge & secure underground parking • Steps to C-Train, grocery stores, cafés, restaurants & the downtown business district Why Professionals Love It Live minutes from the office while enjoying the privacy, style, and amenities of a world-class residence. Whether you're commuting downtown, traveling frequently, or want a lock-and-leave home in the heart of the Beltline, Unit 2504 offers unmatched value and lifestyle. Move-in ready, impeccably maintained, and priced to sell. This is your opportunity to live high above the city — in the centre of it all.