

**1701, 650 10 Street SW**  
**Calgary, Alberta**

**MLS # A2303735**



**\$344,900**

<b>Division:</b>	Downtown West End		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	955 sq.ft.	<b>Age:</b>	2000 (26 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 755
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stucco	<b>Zoning:</b>	DC (pre 1P2007)
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island		

**Inclusions:** n/a

Welcome to the Seventeen Floor Corner Unit Facing South & West in the Wonderful Axxis Building. Bright Living room with Gas Fireplace. Spacious Dining Room leads out to the West Facing Balcony. Very Functional Kitchen has a Quartz Island. In-Suite Storage and Stacked Washer/Dryer. Tile in Entrance, Kitchen and the Main Bathroom & Ensuite Bathroom. Laminate Flooring in the Living Room, Dining Room, Hallways and the 2 Generous Sized Bedrooms. No Carpet in this Apartment!!! Building has a great Fitness Centre, a Party Room with Full Kitchen for Larger Gatherings, Gated Visitor Parking, Bike Storage and a Fantastic Outdoor Area on Two Levels. This Home is close to the River, Bike & Walking Pathways, C-Train, Shopping and Dining... See All the Terrific Things that West Downtown has to Offer!!!