

809, 225 11 Avenue SE
Calgary, Alberta

MLS # A2317276



\$285,000

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	575 sq.ft.	Age:	2013 (13 yrs old)
Beds:	1	Baths:	1
Garage:	Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 509
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Metal Siding	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Breakfast Bar		

Inclusions: N/A

Welcome to Keynote 2, one of downtown Calgary's most sought-after residential towers. This well-appointed 1-bedroom, 1-bathroom condo includes titled underground parking and titled storage for added convenience. Residents enjoy access to a fully equipped fitness centre and premium building amenities. Ideally located in the heart of the Beltline, this home offers an exceptional walkability score with easy access to restaurants, cafes, shopping, grocery stores, transit, and the CTrain. Whether you're a first-time buyer, investor, or urban professional, you'll appreciate being just steps from everything downtown Calgary has to offer.