

401, 1213 13 Avenue SW
Calgary, Alberta

MLS # A2338470



\$229,900

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	542 sq.ft.	Age:	1970 (56 yrs old)
Beds:	1	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 401
Basement:	-	LLD:	-
Exterior:	Concrete, Stone	Zoning:	CC-MH
Foundation:	-	Utilities:	-
Features:	Built-in Features, Kitchen Island, Open Floorplan		

Inclusions:	NA
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Located in the heart of Calgary's vibrant Beltline, this newly renovated 1-bedroom condo is situated on the 4th floor of the Manor House and features desirable west-facing exposure. Thoughtfully updated throughout, this modern, move-in-ready home offers a bright and stylish space in one of Calgary's most sought-after inner-city communities. The unit features a beautifully updated kitchen with stainless steel appliances, a dining area, spacious living room with patio doors leading to the deck, a 4-piece bathroom, and a comfortable bedroom with built-ins. Each floor offers a common laundry area, and the unit comes with 1 assigned parking stall (#30). Enjoy reasonable condo fees and a convenient location close to public transit, shopping, green spaces, and all essential amenities. This one is a must see!