# \$625,000 - 1708, 310 12 Avenue Sw, Calgary

MLS® #A2233855

# \$625,000

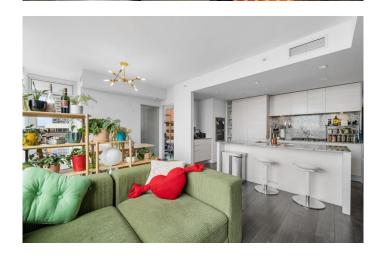
2 Bedroom, 2.00 Bathroom, 902 sqft Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Park Point, an elegant condo offering luxury and convenience in the heart of Beltline. This 902 sq. ft. unit on the 17th floor provides stunning views of Central Memorial Park and the downtown skyline from a wrap-around balcony. Enjoy high-rise living with nearby restaurants and cafes, all while staying above the hustle of the city. The condo features an open-concept layout with floor-to-ceiling windows, a modern kitchen with high-end stainless steel appliances, granite countertops, a large island, and a stylish coffee bar. The condo's layout maximizes privacy with two spacious bedrooms on opposite sides. The primary bedroom includes a walk-in closet and a luxurious 5-piece ensuite with a soaking tub and double vanity. The second bedroom is complemented by a full bathroom, while a versatile den offers an ideal space for a home office. Additional features include in-suite laundry, air conditioning, a titled underground parking spot, secure visitor parking, and an assigned storage locker. Residents also enjoy top-notch amenities like a fitness center and bike storage. Located in the vibrant Beltline neighborhood, Park Point offers easy access to restaurants, shops, and green spaces like Central Memorial Park. Beltline is known for its lively atmosphere, iconic spots like 17th Avenue, and a mix of modern and historic architecture. The area fosters a strong sense of community with its art galleries, fitness centres, and regular







events, making it an ideal place to experience both city excitement and peaceful retreats.

#### Built in 2018

## **Essential Information**

MLS® # A2233855 Price \$625,000

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 902
Acres 0.00
Year Built 2018

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

# **Community Information**

Address 1708, 310 12 Avenue Sw

Subdivision Beltline
City Calgary
County Calgary
Province Alberta
Postal Code T2R1B5

#### **Amenities**

Amenities Bicycle Storage, Elevator(s), Fitness Center, Parking, Secured Parking,

Storage, Trash, Visitor Parking, Party Room

Parking Spaces 1

Parking Parkade, Titled, Underground

# Interior

Interior Features Closet Organizers, Double Vanity, Elevator, Granite Counters, Kitchen

Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting,

Storage

Appliances Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator,

Washer, Window Coverings

Heating Fan Coil
Cooling Central Air

# of Stories 34

## **Exterior**

Exterior Features Balcony, Lighting

Construction Concrete, Metal Siding

# **Additional Information**

Date Listed June 24th, 2025

Days on Market 19

Zoning CC-X

# **Listing Details**

Listing Office RE/MAX Complete Realty

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.