1603, 310 12 Avenue SW
Calgary, Alberta

MLS # A2205744

$344,000

Division:	Beltline
Type:	Residential/High Rise (5+ stories)
Style:	Apartment-Single Level Unit

Size:	496 sq.ft.	**Age:**	2018 (7 yrs old)
Beds:	1	**Baths:**	1

Garage:	Underground
Lot Size:	-
Lot Feat:	-

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Laminate	**Sewer:**	-
Roof:	-	**Condo Fee:**	$ 422
Basement:	-	**LLD:**	-
Exterior:	Concrete, Metal Siding	**Zoning:**	CC-X
Foundation:	-	**Utilities:**	-
Features:	Elevator, No Animal Home, No Smoking Home, Storage		

Inclusions:	n/a

Welcome to the pinnacle of urban sophistication! This contemporary one-bedroom condo in the sought-after Park Point building offers modern design, premium amenities, and a prime downtown location. Steps from trendy restaurants, nightlife, parks, and transit, this home blends style with convenience. The open-concept layout features sleek stone countertops, premium cabinetry, high-end appliances, and ample storage. Floor-to-ceiling windows fill the space with natural light, while modern laminate flooring and 9-foot ceilings enhance the airy ambiance. The spacious bedroom offers a tranquil retreat, complemented by a stylish three-piece bathroom. Enjoy the convenience of in-suite laundry, central A/C, and a private balcony with stunning city views. Park Point provides resort-style amenities, including a fitness centre, social lounges, a zen garden, bike storage, and concierge service. With Calgary’s best dining, shopping, and entertainment just outside your door, this condo offers the ultimate downtown lifestyle.