

\$219,900 - 406, 718 12 Avenue Sw, Calgary

MLS® #A2219001

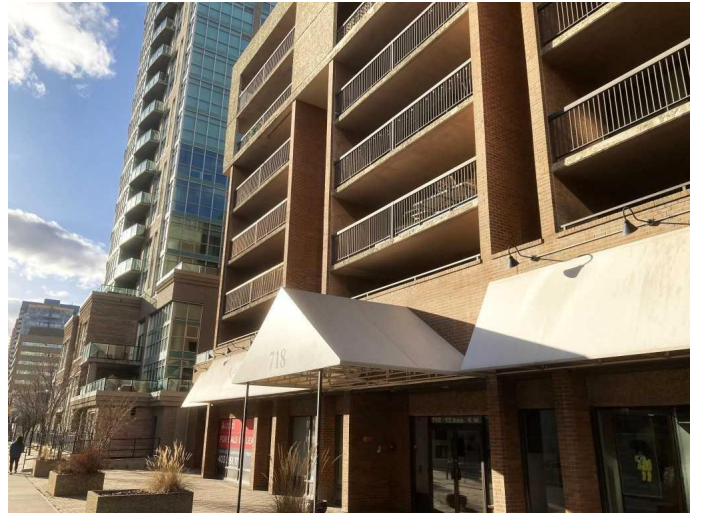
\$219,900

2 Bedroom, 1.00 Bathroom, 816 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Wow! Wow! This outstanding 2 bedroom 4th floor apartment condo is situated in a prime Beltline location and is a must see for anyone wanting a fantastic Downtown/Beltline condo for an amazing price! Seller said SELL! Already amazing no reasonable offer refused for this outstanding apartment condo that features a sunny, bright open plan this delightful corner unit apartment boasts an ample kitchen accented with maple cabinets, a rare center window (the benefit of being an end unit!) and a full complement of appliances that includes dishwasher, a spacious adjacent dining area, and large living room opening to an expansive south facing private view deck perfect for entertaining or relaxing after a day's work. This superb home also offers 2 bedrooms, one with french doors that can double as a den, a full bath PLUS IN SUITE LAUNDRY that boasts extra cabinetry and storage for essentials. Sandpiper building amenities include a fantastic, very impressive well-equipped gym, sauna and separate shower rooms saving you on a gym membership and allowing you to work out from home, secure heated underground parking with easy in and out wide stall, dual elevators, separate bike storage, common roof-top patio and a welcoming front lobby. The Sandpiper is situated in a coveted Beltline location walking distance to 17th avenue nightlife, entertainment, downtown, shops, transit, parks, pathways and all amenities and is a well-maintained building sure to please.



Condo fees include heat, water and sewer and all building amenities. Photos are from prior rental listing. Investor? There is very attractive rent for this unit including parking stall at \$2050/month. Don't miss viewing this fantastic Beltline apartment today. You won't be disappointed!

Built in 1980

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2219001 |
| Price | \$219,900 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 816 |
| Acres | 0.00 |
| Year Built | 1980 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 406, 718 12 Avenue Sw |
| Subdivision | Beltline |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2R 0H7 |

Amenities

| | |
|----------------|------------------------------------------|
| Amenities | Fitness Center, Parking, Secured Parking |
| Parking Spaces | 1 |
| Parking | Assigned, Parkade, Underground, Secured |

Interior

| | |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Elevator, French Door, Laminate Counters, See Remarks, Steam Room, |
|-------------------|--------------------------------------------------------------------|

| | |
|--------------|-------------------------------|
| | Recreation Facilities |
| Appliances | Dishwasher, Dryer, Electric S |
| Heating | Hot Water |
| Cooling | None |
| # of Stories | 8 |

Exterior

| | |
|-------------------|---------------------------|
| Exterior Features | Balcony, Private Entrance |
| Construction | Brick, Concrete, Stucco |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 9th, 2025 |
| Days on Market | 16 |
| Zoning | CC-X |

Listing Details

| | |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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