

780-380-6207  
meghan@meghanrobinson.net

1509, 1122 3 Street SE  
Calgary, Alberta

MLS # A2197068



**\$499,900**

<b>Division:</b>	Beltline		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	934 sq.ft.	<b>Age:</b>	2015 (10 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Heated Garage, Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	Private, Views		

**Heating:** Fan Coil, Natural Gas

**Floors:** Hardwood

**Roof:** See Remarks

**Basement:** -

**Exterior:** Brick, Concrete, Stucco

**Foundation:** Poured Concrete

**Features:** High Ceilings, No Animal Home, No Smoking Home

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 849

**LLD:** -

**Zoning:** DC

**Utilities:** -

**Inclusions:** N/A

Absolutely spectacular downtown skyline views from this beautifully appointed unit. Top quality finishes & appliances. Very open floor plan with stunning views from the expansive floor to ceiling windows in every room. Gourmet kitchen includes a huge island with quartz countertops & breakfast bar. Rich wood toned flooring throughout. The huge west balcony is ideal for entertaining. Outstanding amenities include a gym with yoga studio, social club/lounge, garden terrace, workshops & concierge. Don't miss this opportunity to live in the sought after tallest residential tower in Calgary.