

# \$274,900 - 1408, 225 11 Avenue Se, Calgary

MLS® #A2228311

**\$274,900**

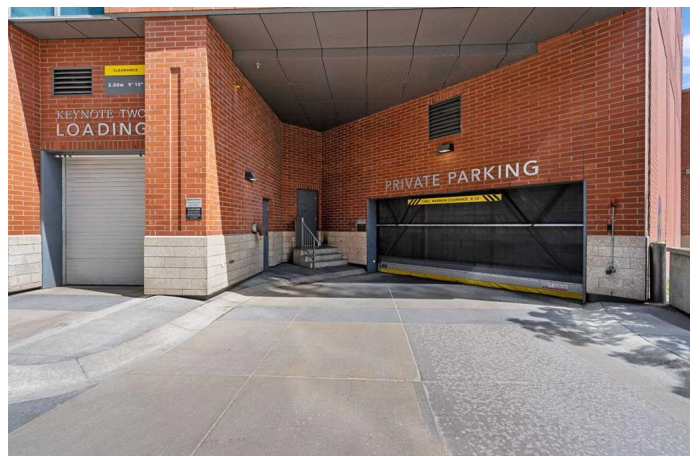
1 Bedroom, 1.00 Bathroom, 508 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to this beautifully appointed 1-bedroom, 1-bathroom condo on the 14th floor of the highly sought-after Keynote 2 building, located in the vibrant Beltline community. A prime location steps from Stampede Park, the Saddledome, & downtown amenities, this unit is perfect for professionals, investors, or those seeking a stylish urban lifestyle. Inside, you'll find 9-foot ceilings, central air conditioning, a modern kitchen with stainless steel appliances, & in-suite laundry. The spacious walk-in closet, private balcony, and contemporary finishes throughout make this apartment feel both functional & luxurious. This unit comes with titled heated underground parking & titled storage, plus access to secure underground bike storage. Keynote living means resort-style amenities, including: Two fully equipped fitness centres, owners' lounge with pool table, flatscreen TVs, partial kitchen & BBQ patio, two guest suites available for rent, Rooftop terrace(2nd Floor), direct indoor access to Sunterra Market, lower-level retail & services. All utilities are included except electricity, making budgeting simple. Enjoy direct access to public transit, the Bow River Pathways, East Village, & some of Calgary's best entertainment & dining venues—all just steps from your door. Don't miss your chance to own in one of downtown Calgary's premier buildings. Book your private showing today!

Built in 2013



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2228311          |
| Price          | \$274,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 508               |
| Acres          | 0.00              |
| Year Built     | 2013              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 1408, 225 11 Avenue Se |
| Subdivision | Beltline               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2G 0G3                |

## Amenities

|                |                                                                                                 |
|----------------|-------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s), Fitness Center, Party Room, Secured Parking, Storage, Picnic Area |
| Parking Spaces | 1                                                                                               |
| Parking        | Heated Garage, Parkade, Stall, Titled, Underground, Secured                                     |

## Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan             |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Baseboard                                                                                    |
| Cooling           | Central Air                                                                                  |
| # of Stories      | 29                                                                                           |

## Exterior

|                   |         |
|-------------------|---------|
| Exterior Features | Balcony |
|-------------------|---------|

Construction            Brick, Concrete, Metal Siding

**Additional Information**

Date Listed            June 11th, 2025  
Days on Market        74  
Zoning                 DC

**Listing Details**

Listing Office            MaxWell Capital Realty

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