

\$479,900 - 1902, 1188 3 Street Se, Calgary

MLS® #A2257979

\$479,900

2 Bedroom, 2.00 Bathroom, 754 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Discover urban luxury in this mint-condition 2-bedroom, 2-bathroom condo in The Guardian's South Tower, perfectly nestled in Calgary's vibrant Victoria Park/Beltline. Breathtaking city, river, or mountain views through floor-to-ceiling windows create an inspiring backdrop for young professionals, couples, or downsizers craving a stylish, low-maintenance lifestyle. Move-in ready with optional high-quality furniture included, this turnkey gem eliminates the hassle of setup. Enjoy a rare included parking stall, a modern kitchen with sleek finishes, and access to premium amenities like a fitness center, garden terrace with BBQs, and a social club for effortless entertaining. Steps from downtown, East Village, Stampede Park, and trendy 17th Avenue, you're at the heart of Calgary's cultural pulse. Investors, seize the rental potential in this high-demand area! Priced competitively in Calgary's balanced 2025 market, this condo won't last! Book your private showing today and submit your offer before it's gone!

Built in 2016

Essential Information

MLS® #	A2257979
Price	\$479,900
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	754
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	1902, 1188 3 Street Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1M8

Amenities

Amenities	Elevator(s), Fitness Center, Trash, Visitor Parking, Bicycle Storage, Party Room, Recreation Room, Secured Parking, Storage
Parking Spaces	1
Parking	Parkade, Stall, Titled, Underground

Interior

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Storage
Appliances	Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	In Floor, Natural Gas
Cooling	Central Air
# of Stories	44

Exterior

Exterior Features	Balcony
Construction	Brick, Concrete, Stucco

Additional Information

Date Listed	October 7th, 2025
Zoning	DC (pre 1P2007)

Listing Details

Listing Office RE/MAX Realty Professionals

Data is supplied by Pillar 9â,,¢ MLSÂ® System. Pillar 9â,,¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.