

# \$350,000 - 1001, 225 11 Avenue Se, Calgary

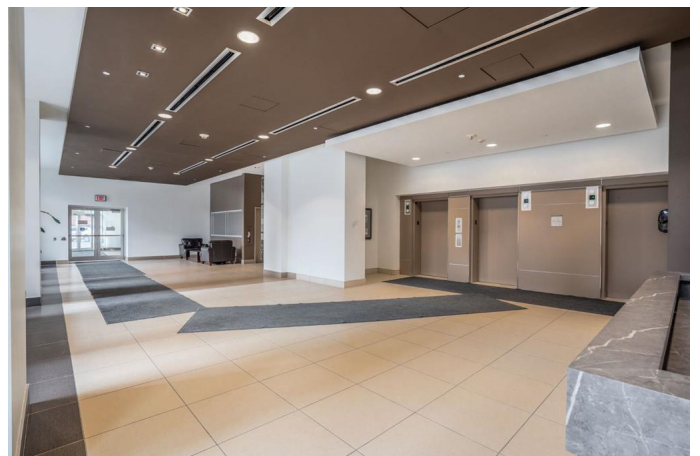
MLS® #A2203074

**\$350,000**

1 Bedroom, 1.00 Bathroom, 586 sqft  
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Keynote II, where modern elegance meets unbeatable downtown convenience. This stunning corner 10th-floor, 1-bedroom, 1-bathroom unit offers a sophisticated living space featuring granite countertops, sleek cabinetry, rich hardwood floors, upgraded lighting, and premium stainless steel appliances. The open-concept design seamlessly connects the kitchen, dining, and living areas, creating a functional and stylish atmosphere. The bedroom boasts a walk-through closet leading to a four-piece ensuite, ensuring both comfort and convenience. Expansive floor-to-ceiling windows flood the space with natural light, framing breathtaking downtown views, while 9-foot ceilings enhance the bright, airy ambiance. Keynote II provides top-tier amenities, including an impressive fitness center, two guest suites, a resident lounge, and an on-site physiotherapy office. Direct access to Sunterra Market via the +15 skybridge makes everyday living effortless. Surrounded by top restaurants, bars, and shops, you're also just a 10-minute walk to City Hall, Victoria Park, Stampede C-Train Station, Central Library, and Bow Valley College. Whether you're cheering on the Flames, attending a concert at the Saddledome, or exploring Calgary's dynamic food scene, this location offers everything at your doorstep. Enjoy heated underground parking, bike storage, and exceptional walkability. Commuting is



seamless with the +15 network only one block away and the C-Train just two blocks away. Pet-friendly (subject to board approval). Don't miss this exceptional urban retreat" schedule your showing today!

Built in 2013

### Essential Information

MLS® #	A2203074
Price	\$350,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	586
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	1001, 225 11 Avenue Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 0G3

### Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Parking, Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Parkade, Titled, Underground

### Interior

Interior Features	Granite Counters, Kitchen Island, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood

	Fan, Refrigerator, Window Coverings
Heating	Baseboard, Fan Coil, Natural Gas
Cooling	Central Air
# of Stories	29

### **Exterior**

Exterior Features	Balcony
Construction	Brick, Concrete

### **Additional Information**

Date Listed	March 19th, 2025
Days on Market	16
Zoning	DC

### **Listing Details**

Listing Office	RE/MAX First
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