

# \$385,000 - 1405, 1410 1 Street Se, Calgary

MLS® #A2206070

**\$385,000**

2 Bedroom, 2.00 Bathroom, 820 sqft  
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Allow me to present an exceptional opportunity to acquire a pristine 2-bedroom, 2-bathroom corner unit condominium in a highly sought-after downtown location. Ideally positioned near essential amenities, public transportation, and a variety of dining options, this property offers both strong rental potential and excellent future resale value. The condo boasts impressive high ceilings, abundant natural light, and modern finishes throughout, including a sophisticated kitchen featuring quartz countertops and a spacious breakfast bar. The thoughtfully designed layout ensures privacy, with the primary bedroom offering a walk-through closet and a well-appointed 4-piece bathroom, while the second bedroom is conveniently located on the opposite side. Additional features include an in-unit laundry room and one secure underground parking space.

This property is not only a sound investment but also an inviting place to call home, with seamless access to public transit, major highways, and cycling paths. The vibrant surrounding neighborhood is rich with dining options, cafes, boutique shops, and entertainment, making it an ideal urban retreat. Situated in a thriving area with steadily increasing property values, this condo combines contemporary living with promising financial growth. I encourage you to schedule a viewing at your earliest convenience to explore this remarkable property firsthand. It's an opportunity not to be



missed.

Built in 2006

### **Essential Information**

MLS® #	A2206070
Price	\$385,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	820
Acres	0.00
Year Built	2006
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	1405, 1410 1 Street Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 5T7

### **Amenities**

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Secured Parking, Storage, Trash, Visitor Parking, Recreation Facilities, Roof Deck, Spa/Hot Tub
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	Breakfast Bar, High Ceilings, No Smoking Home, Quartz Counters, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer

Heating	Forced Air
Cooling	Central Air
# of Stories	24

### **Exterior**

Exterior Features	Other
Construction	Brick, Concrete, Stone

### **Additional Information**

Date Listed	March 27th, 2025
Days on Market	12
Zoning	DC

### **Listing Details**

Listing Office	eXp Realty
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