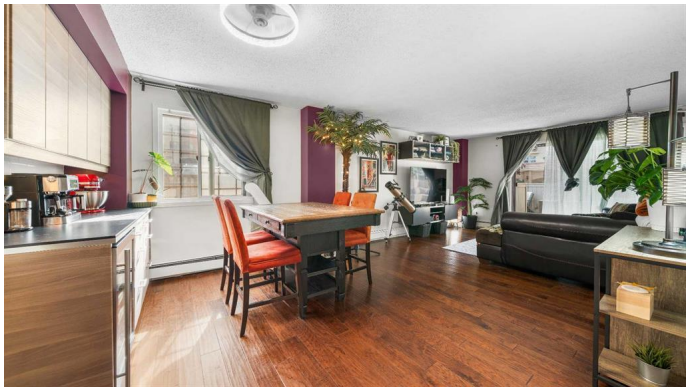
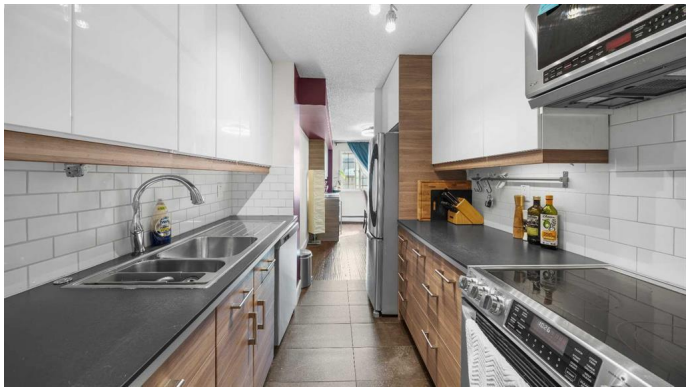
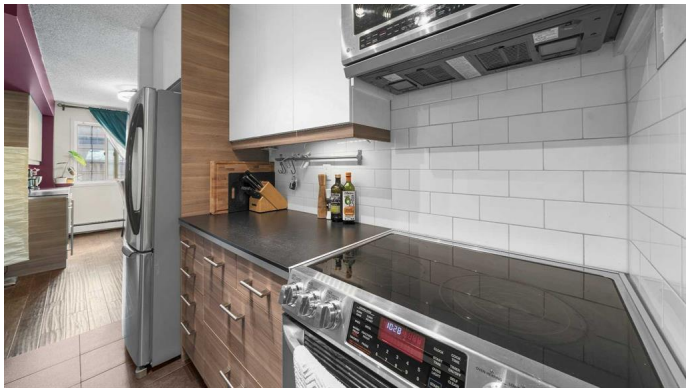
$299,000 - 105, 1320 12 Avenue Sw, Calgary

MLS® #A2245171

$299,000
2 Bedroom, 1.00 Bathroom, 803 sqft
Residential on 0.00 Acres







Beltline, Calgary, Alberta

SHOWINGS AVAILABLE AFTER AUGUST 26 Discover the perfect blend of modern living and urban convenience in this beautifully updated 2-bedroom, 1-bathroom ground-level condo, ideally located in Calgaryâ€™s vibrant Beltline community. Enjoy the rare benefit of a private front patio with direct access to 12th Avenueâ€”perfect for pets, and added privacy. Inside, you'll find an upgraded kitchen featuring sleek finishes, a custom coffee bar, and a built-in wine cooler. The spacious bathroom includes a luxurious double vanity sink, offering added comfort and functionality. Additional highlights include, in-suite laundry, ample storage, and stylish modern touches throughout. This home is ideal for professionals, first-time buyers, or anyone looking to enjoy low-maintenance inner-city living. Just minutes from 17th avenue, as well as shopping, restaurantâ€™s, nightlife, Sunalta C-Train Station, and the scenic Bow River pathwaysâ€”this location truly has it all. Don't miss your chance to own this unique and move-in-ready condo in one of Calgaryâ€™s most desirable neighbourhoods!

Built in 1977

Essential Information

MLS® #	A2245171
Price	$299,000
Bedrooms	2

Bathrooms	1.00
Full Baths	1
Square Footage	803
Acres	0.00
Year Built	1977
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	105, 1320 12 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 2C6

Amenities

Amenities	Service Elevator(s), Storage
Parking Spaces	1
Parking	Stall

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
# of Stories	6

Exterior

Exterior Features	Balcony
Construction	Brick, Concrete

Additional Information

Date Listed	August 24th, 2025
Days on Market	47
Zoning	RM-7

Listing Details

Listing Office URBAN-REALTY.ca

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