1003 303 13 Avenue SW

Calgary | Active | MLS® A2314576

$379,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2015**	**848 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by MaxWell Capital Realty

A closer look

WOW! "LOCATION" Welcome to FURNISHED 2 BEDROOM / 2 BATH Condo in The Park! Building perfectly positioned in the Beltline's most coveted locations . Enjoy one of Calgary's most vibrant inner-city locations. Incredible and unobstructed city view of Central Memorial Park , tennis courts, Calgary tower, stampede and mere blocks to Calgary's entertainment district with nightlife ,dining, diverse shops and much more at minutes distance. Residents of THE PARK enjoy an amenity- rich building, including concierge service, GYM, guest suite, social room, rooftop Garden & BBQ area, bike storage , guest parking + bright hallways &modern elevators. Enjoy city view from 10th floor Condo's North West balcony. Primary Bedroom has 4-piece ensuite and walk in closet. Good size 2nd bedroom and 3 piece main bath with shower. Kitchen has island with bar seating, granite counters, stainless steel appliances, and generous work space for every day living. Living room has nice view with sliding door to the balcony, stacking washer and dryer in laundry room. It has central air conditioning, secured heated titled underground parking plus car wash bay. Exceptional value for urban living.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2314576
Bedrooms	2
Bathrooms	2
Year Built	2015
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	848 sq. ft.
Condo Fee:	$764.90

Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	North
Unit Exposure:	East
Floor Location:	Other
Entry Level:	10
Stories Total:	19
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2015 (Age: 11)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	1513105
Heating:	Fan Coil, Natural Gas
New Constr.:	No
Construction Material:	Brick, Concrete, Masonite
Structure Type:	High Rise (5+ stories)
Ensuite:	Yes
Flooring:	Carpet, Tile
Cooling:	Central Air
Fireplaces:	0

Garage:	No
Garage Spaces:	1
Parking:	Heated Garage, Parkade, Secured, Stall, Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	The Park
Community:	Beltline
Amenities:	Elevator(s), Fitness Center, Guest Suite, Party Room, Picnic Area, Recreation Facilities, Recreation Room, Roof Deck, Secured Parking, Snow Removal, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Inclusions:	None
Restrictions:	Pet Restrictions or Board approval Required, Restrictive Covenant, Utility Right Of Way
Pets Allowed:	Restrictions
Main Floor	Living Room · 13'2" × 11'5" ·
Main Floor	Dining Room · 7' × 5'3" ·
Main Floor	Kitchen With Eating Area · 10' × 8'10" ·
Main Floor	Bedroom - Primary · 10'7" × 10'6" ·
Main Floor	Walk-In Closet · 5'7" × 5'1" ·
Main Floor	Bedroom · 10' × 9'7" ·
Main Floor	Entrance · 4'11" × 4'8" ·
Main Floor	Laundry · 3'3" × 2'6" ·
Main Floor	Balcony · 8'10" × 5'8" ·

Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Tennis Court(s), Walking/Bike Paths
Interior Features:	Breakfast Bar, Chandelier, Elevator, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Soaking Tub, Storage, Walk-In Closet(s)
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	CC-MH
Listed Date:	Jun 02, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1003-303-13-avenue-sw-calgary-a2314576/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 12:05 PM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® 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.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.