1105 220 12 Avenue SE

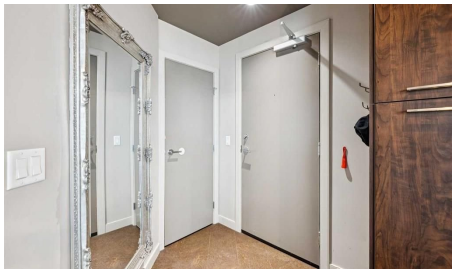
Calgary | Active | MLS® A2344432

$349,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2010**	**801.67 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Broker

A closer look

Welcome to KEYNOTE 1, where downtown living, incredible amenities and one of Calgary's most exciting outlooks come together! This beautifully upgraded 2 BEDROOM, 2 BATHROOM residence offers floor-to-ceiling windows and unobstructed views toward the Saddledome, Stampede Park and Calgary's new event centre, creating an impressive backdrop both day and night. Even better, this home can be sold TURNKEY AND FULLY FURNISHED, making it an exceptional opportunity for first-time buyers, professionals, investors or anyone looking for an easy lock-and-leave lifestyle.

The open-concept interior is designed for both everyday living and entertaining, featuring full-height cabinetry, granite countertops, glass tile backsplash, stainless steel appliances and modern fixtures. Cork and porcelain tile flooring add warmth and durability, while CENTRAL AIR CONDITIONING keeps the home comfortable throughout Calgary's warmer months. Step inside during Stampede and you'll have a front-row seat to the energy of the city, including spectacular views of the nightly fireworks.

The unit also includes HEATED UNDERGROUND PARKING and a TITLED STORAGE UNIT. Keynote is an amenity-rich building offering a fully equipped fitness facility, impressive owners' lounge, rooftop patio and two guest suites. Convenience is truly at your doorstep with Sunterra Market, Starbucks and RBC located within the development, while 17th Avenue, Stampede Park, the CTrain, restaurants, entertainment and downtown Calgary are all just steps away.

Whether you're searching for a stylish downtown home or a turnkey investment opportunity, this is an incredible chance to own in one of Victoria Park's most recognizable buildings, with a view that is only getting more exciting as Calgary's Culture + Entertainment District continues to evolve.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2344432
Bedrooms	2
Bathrooms	2
Year Built	2010
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:	801.67 sq. ft.
Main Level Finished Area:	801.67 sq. ft.
Condo Fee:	$650.40
Condo Fee Includes:	Caretaker, Common Area Maintenance, Heat, Insurance, Professional Management, Reserve Fund Contributions, Security, Sewer, Snow Removal, Water
Front Exposure:	East
Unit Exposure:	East
Floor Location:	Other
Entry Level:	11
Stories Total:	26
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	2010 (Age: 16)
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:	0915219
Heating:	Baseboard, Natural Gas

New Constr.:	No
Construction Material:	Glass, Metal Siding
Structure Type:	High Rise (5+ stories)
Roof:	Metal
Ensuite:	Yes
Flooring:	Cork, Tile
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Heated Garage, Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	KeyNote 1
Community:	Beltline
Amenities:	Elevator(s), Fitness Center, Party Room, Recreation Room, Storage
Appliances:	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Kitchen · 12'5" × 8'9" ·
Main Floor	Dining Room · 10'8" × 8' ·
Main Floor	Living Room · 15'1" × 11'7" ·

Main Floor	Laundry · 4'8" × 3' ·
Main Floor	Foyer · 6'6" × 5'10" ·
Main Floor	Bedroom - Primary · 11'3" × 10'4" ·
Main Floor	Bedroom · 11'7" × 9'6" ·
Title to Land:	Fee Simple
Community Features:	Playground, Shopping Nearby, Walking/Bike Paths
Interior Features:	Granite Counters, Kitchen Island, No Smoking Home, See Remarks
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	DC (pre 1P2007)
Listed Date:	Sep 15, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1105-220-12-avenue-se-calgary-a2344432/

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