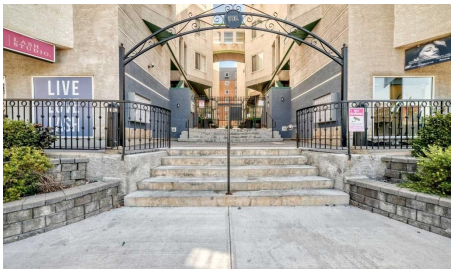
1107 1514 11 Street SW

Calgary | Active | MLS® A2337728

$319,990









Bedrooms	Bathrooms	Year Built	Living area
2	**3**	**1999**	**1,223.12 sq. ft.**

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403-830-5152 | tiwana@maltiwana.ca

Listed by First Place Realty

A closer look

Looking for inner-city living with the comfort of a home and the convenience of a condominium? Welcome to The Solace, a BEAUTIFULLY RENOVATED two-bedroom, 2.5-bathroom, two-storey townhouse in Calgary's sought-after Beltline community.
With heat and water included in the condominium fees, this home offers comfort, style, and predictable monthly costs in one exceptional location.
From the moment you enter, you will appreciate the renovated kitchen, featuring elegant white cabinetry, sparkling granite countertops, a stylish backsplash, and new stainless-steel appliances. The main level has been freshly painted and enhanced with upgraded light fixtures and sleek designer vinyl flooring. Spacious living and dining areas provide plenty of room for everyday living and entertaining, with direct access to the balcony for fresh air and outdoor enjoyment. A renovated main-floor half bathroom adds comfort and convenience.

Upstairs, the spacious primary bedroom includes a walk-in closet and private ensuite. A second large bedroom, full bathroom, in-suite laundry, and additional storage complete the upper level. Underground parking and storage are included-valuable features that protect your vehicle from Calgary's snow, ice, hail, and cold temperatures while providing convenient, secure access year-round. Extra storage is also provided with the parking stall and inside the unit, offering ample space for seasonal items, sports equipment, and everyday essentials.

The building faces across a large public park, offering open surroundings and easy access to outdoor space. 4 min walk to Connaught Elementary school and 7 min walk to Sacred Heart School Elementary school, Mount Royal Junior High School, Western Canada High School, while 17 Avenue SW's restaurants, cafés, boutiques, fitness studios, and entertainment are just steps from home. Downtown is also within easy walking distance. The condominium board is very active and on top of their maintenance, helping ensure the building remains well cared for and professionally managed.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2337728
Bedrooms	2
Bathrooms	3
Year Built	1999
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo

Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,223.12 sq. ft.
Condo Fee:	$783.36
Condo Fee Includes:	Common Area Maintenance, Gas, Insurance, Parking, Professional Management, Reserve Fund Contributions, Security, Sewer, Snow Removal, Trash, Water
Front Exposure:	West
Floor Location:	Ground
Entry Level:	1
Levels:	Two
End Unit:	End Unit
Total Rooms Above Grade:	5
Year built:	1999 (Age: 27)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	9912449
Heating:	In Floor
Basement:	None
Foundation:	Poured Concrete

New Constr.:	No
Construction Material:	Stucco, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt
Ensuite:	Yes
Flooring:	Tile, Vinyl
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas
Garage:	No
Parking:	Garage Door Opener, Heated Garage, Off Street, On Street, Parkade, Parking Lot, Stall, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit, Laundry Room, Upper Level
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Solace
Community:	Beltline
Amenities:	Secured Parking, Trash
Appliances:	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Inclusions:	N/A
Restrictions:	Board Approval
Pets Allowed:	Restrictions, Yes
Main Floor	Kitchen · 10'11" × 10'1" ·
Main Floor	Living Room · 13'2" × 13' ·

Main Floor	Dining Room · 10'6" × 9'6" ·
2nd Floor	Bedroom - Primary · 12'10" × 11'4" ·
2nd Floor	Bedroom · 10'10" × 9'4" ·
2nd Floor	Laundry · 9'10" × 8'2" ·
2nd Floor	Walk-In Closet · 5'8" × 4'1" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Gated, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Storage, Vinyl Windows, Walk-In Closet(s)
Exterior Features:	Balcony, Courtyard, Private Entrance
Patio And Porch Features:	Balcony(s), Glass Enclosed, Patio
Lot Features:	City Lot, Corner Lot, Landscaped, Low Maintenance Landscape, Private
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	Centre City (CC-MHX)
Listed Date:	Aug 20, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1107-1514-11-street-sw-calgary-a2337728/

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