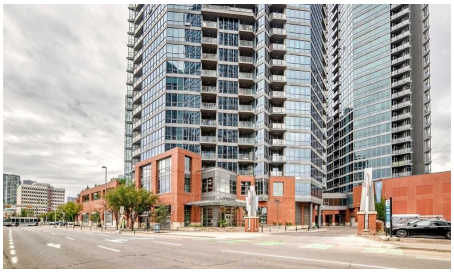
1602 220 12 Avenue SE

Calgary | Active | MLS® A2344380

$360,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2009**	**824.7 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by The Real Estate District

A closer look

Perched on the 16th floor with sweeping west-facing views, this 2-bedroom, 2-bathroom condo offers the kind of natural light and skyline scenery that makes coming home feel like an escape. Sunlight pours through the space throughout the day, highlighting warm cork flooring and a modern kitchen finished with stainless steel appliances and quartz countertops, as functional as it is stylish.

The primary bedroom offers a private retreat with its own ensuite and walk-in closet, while the second bedroom provides flexibility for a guest room, office, or roommate setup. Titled underground parking adds everyday convenience and peace of mind.

Life at KeyNote One extends well beyond the suite. Residents enjoy access to an impressive amenity package, including a fully equipped fitness centre with a cardio room and heavy weight room, a rec/party room for hosting, guest suites for visiting family or friends, and an outdoor garden space complete with BBQs - perfect for summer entertaining.

The location seals the deal, with direct access to shopping, restaurants, and everyday conveniences, plus close proximity to downtown, transit, pathways, and entertainment. Whether you're a professional seeking a low-maintenance lifestyle, an investor looking for a strong rental profile, or anyone craving vibrant inner-city living, this KeyNote One condo checks every box.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2344380
Bedrooms	2
Bathrooms	2
Year Built	2009
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:	824.7 sq. ft.
Condo Fee:	$633.00
Condo Fee Includes:	Caretaker, Common Area Maintenance, Gas, Heat, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Security, Sewer, Snow Removal, Trash, Water
Front Exposure:	West
Unit Exposure:	North, Northwest, West
Floor Location:	Other
Entry Level:	16
Stories Total:	24
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2009 (Age: 17)
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, Fan Coil
New Constr.:	No
Construction Material:	Brick, Concrete, Metal Siding
Structure Type:	High Rise (5+ stories)
Ensuite:	Yes

Flooring:	Carpet, Cork, Tile
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Parkade, Stall, 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:	Bicycle Storage, Elevator(s), Fitness Center, Guest Suite, Parking, Party Room, Recreation Room, Secured Parking, Storage
Appliances:	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Pets Allowed:	Restrictions, Yes
Main Floor	Entrance · 6'10" × 5'5" ·
Main Floor	Laundry · 4'9" × 3'2" ·
Main Floor	Kitchen · 10'4" × 10'4" ·
Main Floor	Bedroom · 12'3" × 8'11" ·
Main Floor	Dining Room · 10' × 8'4" ·
Main Floor	Living Room · 18'9" × 9'5" ·
Main Floor	Bedroom - Primary · 14'10" × 9'1" ·
Main Floor	Walk-In Closet · 7'3" × 4'5" ·

Title to Land:	Fee Simple
Community Features:	Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	High Ceilings
Exterior Features:	Built-in Barbecue, Courtyard, Garden
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	DC (pre 1P2007)
Listed Date:	Sep 10, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1602-220-12-avenue-se-calgary-a2344380/

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