2607 211 13 Avenue SE

Calgary | Active | MLS® A2334354

$424,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2010**	**881.6 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Unison Realty Group Ltd.

A closer look

Location!, Location!, Elegant City Condo living at it's best , near to all the amenities that the city can provide!!! Breathtaking view , just a few steps away from Stampede Grounds, LRT , BMO Centre, 2 Casinos around the area, Sunterra Market, just a few walks away to 17 ave ., and lots and lots of places to shop and eat out. Floor to ceiling windows, that flood the place with natural lights. The Primary Bedroom has a walk in closet and an ensuite 4 pc Bathroom. The other bedroom has a nice view of the Stampede grounds, 3 pc bathroom just right beside. The residents have an access to a well equipped gym, courtyard, security concierge, 3 elevators, bike storage and a titled parking area. Bring in your favorite Realtor to view this amazing property, you won't be disappointed. PRICE REDUCED!!!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2334354
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:	881.6 sq. ft.
Condo Fee:	$640.07
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Water

Front Exposure:	North
Unit Exposure:	North
Floor Location:	Other
Entry Level:	1
Stories Total:	33
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
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:	1012992
Heating:	Forced Air, Natural Gas
New Constr.:	No
Construction Material:	Brick, Concrete, Metal Siding, Stone, Stucco
Structure Type:	High Rise (5+ stories)
Ensuite:	Yes
Flooring:	Carpet, Tile
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Titled, Underground

Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	Main Level
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Nuera
Community:	Beltline
Amenities:	Elevator(s), Fitness Center, Visitor Parking
Appliances:	Central Air Conditioner, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Inclusions:	N/A
Restrictions:	Adult Living, Board Approval
Pets Allowed:	Restrictions
Main Floor	Living Room · 13'2" × 10'3" ·
Main Floor	Foyer · 6' × 4'4" ·
Main Floor	Laundry · 4'2" × 3'3" ·
Main Floor	Bedroom · 13'2" × 10'3" ·
Main Floor	Kitchen · 16'6" × 12'8" ·
Main Floor	Bedroom - Primary · 12'2" × 10'11" ·
Main Floor	Walk-In Closet · 8'4" × 5'3" ·
Title to Land:	Fee Simple
Community Features:	Shopping Nearby, Sidewalks, Street Lights
Interior Features:	High Ceilings, Elevator
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0

Region:	Calgary
Zone:	CAL Zone CC
Zoning:	DC
Listed Date:	Aug 03, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/2607-211-13-avenue-se-calgary-a2334354/

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

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