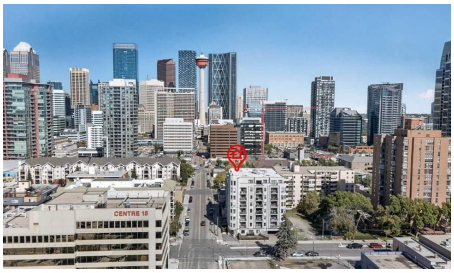
707 108 15 Avenue SE

Calgary | Active | MLS® A2345223

$425,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2002**	**1,398.58 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Royal LePage Benchmark

A closer look

Welcome to one of the most unique two level apartments you will find in the city! The best unit in the building hands down. This unit offers just under 1,400 sq ft of living space in one of Calgary's most sought-after downtown locations, with sweeping west and north facing views and an incredible outlook toward the downtown skyline. From the moment you step inside, the soaring ceilings (18 feet), huge floor to ceiling windows and open concept layout give this home a true penthouse feel that is hard to find in the downtown condo market. The main level offers a spacious and functional layout with a large living room centred around a three sided gas fireplace, dining area and an open kitchen with plenty of cabinetry, stainless steel appliances, eating bar and brand new backsplash. A bedroom and full bathroom complete the main floor, making this level perfect for guests, a roommate or simply having separation from the primary suite upstairs. The entire home has been freshly painted, including the baseboards, giving the space a clean and refreshed feel throughout. Upstairs is where this home really stands out. The primary bedroom enjoys its own private wrap around balcony, abundant natural light and a large walk in closet with cheater access to the ensuite. The loft area overlooks the main living space below and offers incredible flexibility for a home office, reading area, workout space or additional living room. Step outside onto the upper balcony and take in the west and north facing views, the kind of views that make you appreciate being on the top floor. Additional features include in-floor heating, in-suite laundry and storage, two balconies, titled heated underground parking and the rare combination of privacy, space and elevated downtown living. This is not your typical condo, the two storey design, vaulted living area, oversized windows and spectacular skyline views create a home that feels much more like a private penthouse than an apartment. This location is as good as it gets downtown. Easy, walkable, inner city lifestyle. Step outside and you're surrounded by some of Calgary's best local pubs, restaurants and cafés, with both 1st Street and 17th just steps away. The LRT station is close by, making it easy to get around the city without relying on a car, while the downtown core, Stampede Park and MNP Community & Sport Centre are all within easy reach. Add in an abundance of shopping, fitness, entertainment and everyday amenities nearby, and you have everything you need right at your doorstep. Best of all, you get to enjoy all of that urban energy while coming home to the privacy, space and elevated feel of a true top floor penthouse.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2345223
Bedrooms	2
Bathrooms	2
Year Built	2002
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-Multi Level Unit
Total Living Area:	1,398.58 sq. ft.
Main Level Finished Area:	831.53 sq. ft.
Upper Level Finished Area:	567.05 sq. ft.
Condo Fee:	$887.54
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Water
Front Exposure:	South
Unit Exposure:	West
Floor Location:	Top
Entry Level:	7
Stories Total:	7
Levels:	Multi Level Unit
End Unit:	2+ Common Walls, No One Above
Total Rooms Above Grade:	6
Year built:	2002 (Age: 24)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	1
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)

Num Ensuite Baths:	0
Plan:	0213028
Heating:	In Floor, Natural Gas
New Constr.:	No
Construction Material:	Concrete, Stucco
Structure Type:	High Rise (5+ stories)
Ensuite:	No
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas
Garage:	No
Parking:	Stall, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	The Solarium
Community:	Beltline
Amenities:	Elevator(s), Secured Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Window Coverings
Inclusions:	2 Portable A/C Units
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions

Main Floor	Bedroom · 13'5" × 11'11" ·
Main Floor	Dining Room · 14'8" × 9' ·
Main Floor	Foyer · 12' × 10'10" ·
Main Floor	Kitchen · 11'4" × 8'10" ·
Main Floor	Living Room · 20' × 18'10" ·
Main Floor	Storage · 8' × 2'8" ·
Upper Level	Bedroom - Primary · 17'6" × 11'11" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	High Ceilings, 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:	Sep 15, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/707-108-15-avenue-se-calgary-a2345223/

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