\$409,900 - 703, 215 13 Avenue Sw, Calgary

MLS® #A2235541

\$409,900

2 Bedroom, 2.00 Bathroom, 890 sqft Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to one of the most desirable units in the Union Square building â€" a stunning NW corner end unit offering exceptional views of Haultain Park, the Rocky Mountains, Calgary Tower, and the downtown skyline. This rare vantage point brings together the best of the city's scenery, right outside your floor-to-ceiling windows. Step inside and experience the bright, open layout accentuated by lofty ceilings and an abundance of natural light. The contemporary kitchen is a true showstopper, featuring stainless steel appliances, a generously sized island perfect for entertaining or casual dining, and a layout typically found in million-dollar homes. Just off the kitchen, you'll find a built-in nook, ideal for a home office or additional storage. The flooring throughout combines sleek tile with luxurious high-end carpet that feels incredible underfoot. Step out onto your private balcony with a gas BBQ hookup and enjoy your morning coffee or evening glass of wine while overlooking the peaceful greenery of historic Haultain Park with partial mountain views. The spacious primary suite is a private retreat, complete with a walk-in closet and a spa-inspired ensuite. The second bedroom is equally roomy, offering cheater ensuite access to the second full bathroom for added convenience. Additional features include in-suite laundry, titled and secured underground parking, and even a large assigned storage locker. Location is everything, and this one has a Walk Score of 93â€"close to the C-Train, Stampede





grounds, river, pathways, and all the amenities of Calgary's downtown core, yet perfectly tucked away from the hustle and bustle. This is urban living at its bestâ€"stunning design, unbeatable views, and a location that's second to none.

Built in 2009

Year Built

Essential Information

MLS® # A2235541 Price \$409,900

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 890
Acres 0.00

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 703, 215 13 Avenue Sw

2009

Subdivision Beltline
City Calgary
County Calgary
Province Alberta
Postal Code T2R 0V6

Amenities

Amenities Elevator(s), Secured Parking

Parking Spaces 1

Parking Heated Garage, Secured, Titled, Underground

of Garages 1

Interior

Interior Features Breakfast Bar, Granite Counters, Kitchen Island, No Animal Home, No

Smoking Home, Open Floorp

Appliances Dishwasher, Dryer, Microv

Washer

Heating Fan Coil, Natural Gas

Cooling Central Air

of Stories 26

Exterior

Exterior Features Balcony, BBQ gas line, Playo

Construction Concrete

Additional Information

Date Listed July 3rd, 2025

Days on Market 4

Zoning DC

Listing Details

Listing Office Real Estate Professionals Inc.

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