

# \$369,000 - 205, 211 13 Avenue Se, Calgary

MLS® #A2239915

**\$369,000**

2 Bedroom, 2.00 Bathroom, 845 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

**RENOVATED | FRESHLY PAINTED | NEW VINYL PLANK FLOORING | OVERSIZED DECK WITH CITY VIEWS**

Welcome to Unit #205 at 211 13th Ave SE in the sought-after Nuera building! This move-in ready 2-bedroom, 2-bath condo features 10-foot ceilings, stone countertops, and stainless steel appliances, offering a modern and spacious feel throughout. Enjoy unobstructed views of the Calgary Tower from your private oversized deck—complete with a gas BBQ hookup—perfect for relaxing or entertaining. Inside, you'll find new luxury vinyl plank flooring in the bedrooms, tile flooring throughout the rest (no carpet), and a professional full repaint, giving the unit a fresh, like-new appeal. Additional features include central A/C, large windows for natural light, a titled underground parking stall, and a separate storage locker. Building amenities include a fully equipped fitness centre with weight and cardio rooms. Located steps from the Stampede Grounds, Victoria Park LRT Station, and the vibrancy of 17th Ave, Nuera offers unmatched urban convenience. Ideal for homeowners or savvy investors seeking a high-demand rental location. Quick possession available—book your private showing today!

Built in 2010

## Essential Information

MLS® #

A2239915



|                |                   |
|----------------|-------------------|
| Price          | \$369,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 845               |
| Acres          | 0.00              |
| Year Built     | 2010              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 205, 211 13 Avenue Se |
| Subdivision | Beltline              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2G1E1                |

### Amenities

|                |                                                                           |
|----------------|---------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Parking, Recreation Facilities, Snow Removal |
| Parking Spaces | 1                                                                         |
| Parking        | Parkade, Stall, Underground                                               |

### Interior

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Stone Counters     |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | In Floor                                                                                             |
| Cooling           | Central Air                                                                                          |
| # of Stories      | 27                                                                                                   |

### Exterior

|                   |                                   |
|-------------------|-----------------------------------|
| Exterior Features | Balcony, BBQ gas line             |
| Construction      | Composite Siding, Concrete, Mixed |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 15th, 2025 |
| Days on Market | 23              |
| Zoning         | DC              |

**Listing Details**

|                |           |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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