

\$293,000 - 905, 1188 3 Street Se, Calgary

MLS® #A2240353

\$293,000

1 Bedroom, 1.00 Bathroom, 501 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to The Guardian South Tower â€” Calgaryâ€™s tallest residential complex, offering unmatched value in the heart of the vibrant Victoria Park district.

This modern one-bedroom apartment is perfectly situated just steps from the Stampede Grounds, Cowboys Casino, the Ctrain and Calgaryâ€™s new entertainment and events centre â€” making it an ideal choice for both homeowners and investors alike.

Enjoy a sleek, open-concept layout featuring high-end contemporary finishes, floor-to-ceiling windows, a spacious bedroom with ample closet space, a well-appointed 4-piece bathroom, and in-suite laundry for added convenience. The stylish kitchen is complete with quartz countertops, integrated appliances, and modern cabinetry â€” perfect for everyday living or entertaining guests. The unit also features a large 72 square foot balcony.

Residents of The Guardian enjoy access to premium amenities including concierge, a fully equipped fitness centre, a residents social room, and a rooftop terrace with stunning views of the city skyline and Saddledome.

Whether you're seeking unbeatable urban convenience or a smart investment opportunity in Calgaryâ€™s fast-growing Beltline, this is exceptional value thatâ€™s not to be missed.



Built in 2016

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2240353 |
| Price | \$293,000 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 501 |
| Acres | 0.00 |
| Year Built | 2016 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 905, 1188 3 Street Se |
| Subdivision | Beltline |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2G 1H8 |

Amenities

| | |
|----------------|--|
| Amenities | Bicycle Storage, Elevator(s), Fitness Center, Party Room, Recreation Facilities, Trash |
| Parking Spaces | 1 |
| Parking | Off Street, Parkade, Stall, Underground |

Interior

| | |
|-------------------|--|
| Interior Features | Open Floorplan, See Remarks, Closet Organizers, Stone Counters, Recessed Lighting |
| Appliances | Dishwasher, Dryer, Washer, Window Coverings, Electric Cooktop, Electric Oven, Microwave Hood Fan |
| Heating | Fan Coil |
| Cooling | Central Air |
| # of Stories | 44 |

Exterior

| | |
|-------------------|-----------------------|
| Exterior Features | Balcony, BBQ gas line |
| Construction | Concrete |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | July 17th, 2025 |
| Days on Market | 50 |
| Zoning | DC (pre 1P2007) |

Listing Details

| | |
|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|



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