$349,900 - Ph2, 1304 15 Avenue Sw, Calgary

MLS® #A2245008

$349,900
2 Bedroom, 2.00 Bathroom, 1,315 sqft
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Experience elevated downtown living in this expansive 1,315 sq. ft. penthouse, located in a well-maintained concrete and brick building in Calgaryâ€™s vibrant Beltline. With sweeping city views, modern upgrades, and a highly walkable location, this 2-bedroom, 2-bathroom corner unit offers a rare blend of comfort, functionality, and classic charm. Inside, you will find hardwood flooring and a striking wood-burning fireplace with a marble surround. Oversized windows fill the spacious living and dining areas with natural light, creating a warm and inviting atmosphere. The well-maintained kitchen features generous cabinetry, a built-in wall oven and microwave, and a recently replaced refrigerator. The primary suite offers three closets and a spacious 4-piece ensuite with updated tile, flooring, and modern faucets. The second bedroom is adjacent to a fully renovated 3-piece bathroom with a standing shower, updated finishes, and contemporary fixtures. Enjoy panoramic downtown views from your private balcony. Additional features include a full laundry room, one underground parking stall, and a dedicated storage locker. This pet-friendly, professionally managed building is located just steps from the best of 17th Avenue, restaurants, cafes, shops, parks, and public transit. Penthouse units with this layout, level of care, and character are rarely available. Book your private showing today.

Built in 1980

Essential Information

MLS® #	A2245008
Price	$349,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,315
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Apartment
Style	Penthouse
Status	Active

Community Information

Address	Ph2, 1304 15 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 0X7

Amenities

Amenities	Elevator(s), Secured Parking, Snow Removal, Storage, Trash
Parking Spaces	1
Parking	Parkade, Underground

Interior

Interior Features	Double Vanity, French Door
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Stove, Garburator, Microwave, Range Hood, Refrigerator, Washer
Heating	Baseboard, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	13

Exterior

Exterior Features	Balcony
Construction	Brick, Concrete

Additional Information

Date Listed	August 1st, 2025
Days on Market	2
Zoning	CC-MH

Listing Details

Listing Office	eXp Realty

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