

# \$499,990 - 309, 1117 1 Street Sw, Calgary

MLS® #A2250153

**\$499,990**

1 Bedroom, 2.00 Bathroom, 810 sqft

Residential on 0.00 Acres

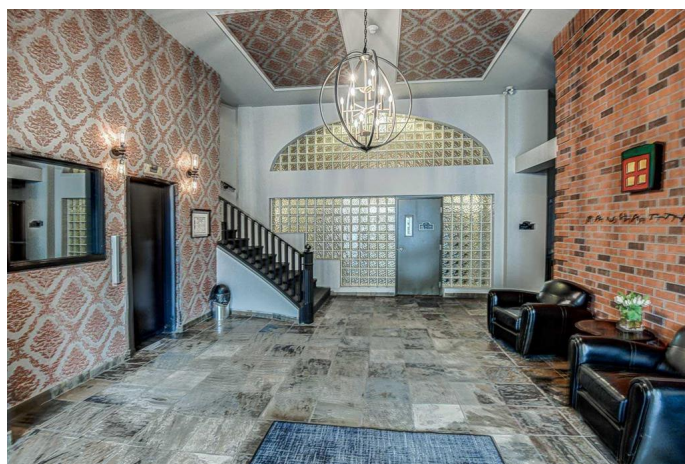
Beltline, Calgary, Alberta

Indulge in the epitome of luxury living at The Manhattan. This loft apartment unit is not just a residence; it's a statement of refinement and sophistication. Originally built in 1911 as one of Calgary's burgeoning shops touting some of the world's finest goods, now you can Seize the opportunity to make this exclusive address your home and experience downtown Calgary living at its absolute finest. The Manhattan Building is strategically positioned providing unparalleled access to the city's finest dining, entertainment, and cultural experiences. With the Bow River just a stroll away and the iconic skyline as your backdrop, this location offers a perfect blend of urban convenience and natural beauty. The loft design maximizes space and light, offering an open and airy atmosphere that defines modern luxury living. Dual zoned for residential and commercial, and underground parking with room for a car lift and additional storage. don't miss your opportunity and book a showing today!

Built in 1911

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2250153  |
| Price      | \$499,990 |
| Bedrooms   | 1         |
| Bathrooms  | 2.00      |
| Full Baths | 1         |
| Half Baths | 1         |



|                |             |
|----------------|-------------|
| Square Footage | 810         |
| Acres          | 0.00        |
| Year Built     | 1911        |
| Type           | Residential |
| Sub-Type       | Apartment   |
| Style          | Loft        |
| Status         | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 309, 1117 1 Street Sw |
| Subdivision | Beltline              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2R0t9                |

### Amenities

|                |                                                                                                |
|----------------|------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Elevator(s), Parking, Secured Parking, Snow Removal, Visitor Parking, Laundry |
| Parking Spaces | 1                                                                                              |
| Parking        | Parkade, Underground, Assigned                                                                 |
| # of Garages   | 1                                                                                              |

### Interior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Interior Features | Elevator, Open Floorplan, Vaulted Ceiling(s), Beamed Ceilings |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Washer/Dryer              |
| Heating           | Baseboard                                                     |
| Cooling           | Central Air                                                   |
| # of Stories      | 3                                                             |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Other           |
| Construction      | Brick, Concrete |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 30th, 2025 |
| Days on Market | 1                 |
| Zoning         | CC-X              |

### Listing Details

Listing Office

CIR Realty

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