

# \$248,800 - 503, 626 15 Avenue Sw, Calgary

MLS® #A2258219

**\$248,800**

2 Bedroom, 1.00 Bathroom, 764 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to The Mariposa, a quiet and well-maintained concrete building perfectly located for vibrant inner-city living, easy access to luxuries and amenities. This spacious 2-bedroom, 1-bathroom home is filled with natural light thanks to its abundance of south-facing windows, creating a warm and inviting atmosphere. Discover a perfect starter home, investment property or downsizing opportunity.

Inside, you'll enjoy 2 bedrooms, 1 bathroom, the convenience of open-concept living with a spacious office/flex space area, a large dining space, and a cozy living room seamlessly connected to the kitchen, which features a practical eat-up bar—perfect for casual dining or entertaining. The unit also offers in-suite laundry and a well-designed floor plan that maximizes both comfort and functionality. To top it off, you'll have the security and convenience of underground heated parking included in the condo fees—a rare and valuable bonus considering the location.

The Mariposa also offers a stunning 360° rooftop patio, offering panoramic city views. It's the perfect spot to take in fireworks from the Stampede Grounds, enjoy the BBQs with friends, family and furry family.

Located just steps from 17th Avenue, you have trendy restaurants, caf s, shops, and



amenities at your doorstep. Also walking distance to Western Canada High School and surrounded by excellent transit options, making it ideal for both students and professionals.

With its exceptional layout, unbeatable location, and quiet concrete construction, this condo offers the perfect blend of urban lifestyle and everyday convenience. Call your favourite agent today for your private viewing of this beauty - not often do units in this building come available for sale... don't miss your opportunity.

Built in 1980

### **Essential Information**

MLS® #	A2258219
Price	\$248,800
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	764
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	503, 626 15 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0R5

### **Amenities**

Amenities	Elevator(s), Parking, Roof Deck
Parking Spaces	1
Parking	Heated Garage, Underground
# of Garages	1

### Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Pantry, Elevator
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard
Cooling	None
# of Stories	7

### Exterior

Exterior Features	Other
Construction	Brick, Concrete
Foundation	Poured Concrete

### Additional Information

Date Listed	September 19th, 2025
Zoning	CC-MH

### Listing Details

Listing Office	RE/MAX iRealty Innovations
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