

\$260,000 - 310, 1222 13 Avenue Sw, Calgary

MLS® #A2233699

\$260,000

2 Bedroom, 1.00 Bathroom, 846 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Updated. Spacious. Inner-City Living. Welcome to this freshly updated 2-bedroom, 1-bathroom apartment offering 846 square feet of bright and functional living in the heart of Calgary's Beltline. With brand new carpet, fresh paint, modern lighting, and new vinyl plank flooring in the bathroom, this home is truly move-in ready.

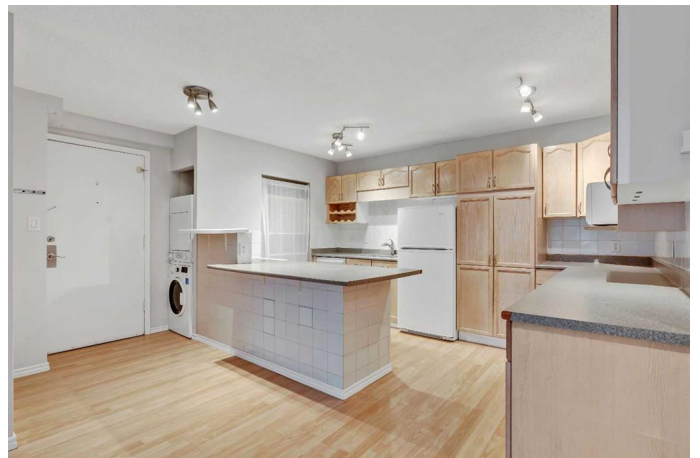
You'll love the thoughtful layout, including in-unit washer and dryer, a charming private patio, and French doors off the second bedroom—perfect for a stylish office, guest room, or cozy den. Both bedrooms are generously sized, and the large windows let in plenty of natural light. The kitchen opens into the living and dining areas, making the space ideal for everyday living or entertaining.

Located in a solid, quiet concrete building with assigned parking and in-suite storage, you're just steps from 17th Avenue SW—close to cafés, shops, restaurants, groceries, transit, and downtown. A rare find for first-time buyers, young professionals, or investors looking for the best of affordable Beltline real estate.

Stylish updates, in-suite laundry, and an unbeatable location—this one is ready to go.

Built in 1965

Essential Information



MLS® #	A2233699
Price	\$260,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	846
Acres	0.00
Year Built	1965
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	310, 1222 13 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 0T1

Amenities

Amenities	Other
Parking Spaces	1
Parking	Stall

Interior

Interior Features	Ceiling Fan(s), French Door, Kitchen Island, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony
Roof	Tar/Gravel
Construction	Brick, Concrete

Additional Information

Date Listed	June 24th, 2025
Days on Market	4
Zoning	CC-MH

Listing Details

Listing Office	Charles
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