

# \$345,500 - 204, 215 14 Avenue, Calgary

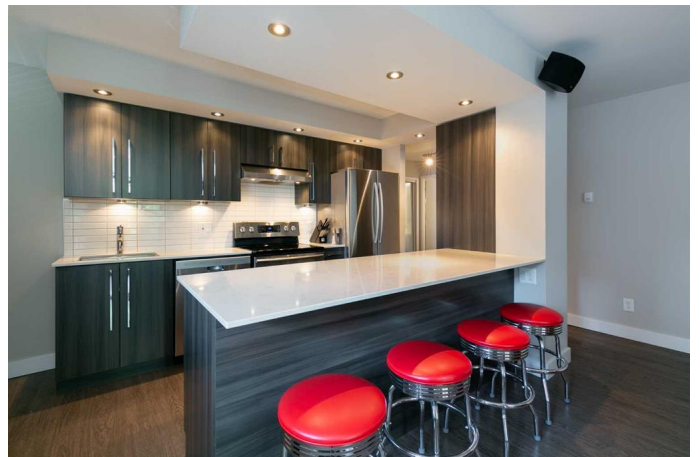
MLS® #A2199906

**\$345,500**

2 Bedroom, 2.00 Bathroom, 911 sqft  
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Fontainebleau Estates! Located in the heart of the bustling Beltline, you'll quickly fall in love with the neighbourhood's active and vibrant lifestyle. Take a short walk in any direction to discover Calgary's finest dining, nightlife and shopping; including the Retail and Entertainment District of 17th Avenue, Calgary Stampede, Saddledome, Haultain Park, playgrounds, tennis courts and many riverfront bike and walking paths. Step inside to discover this beautiful completely renovated two-bedroom, two-bathroom home with an inviting open concept. Cozy up to the charming wood burning fireplace – perfect for those chilly Alberta winters! Enjoy countless recent upgrades including a complete kitchen renovation with quartz countertops, stainless steel appliances, beautiful cabinetry, pot lighting and a spacious kitchen island. The home features many other upgrades including brand new bathrooms with floating vanities, stunning porcelain tile and glass shower doors. The master bedroom with en-suite bathroom comfortably fits a King sized bed with ample space to spare. The large walk-in laundry room offers plenty of onsite storage. This SW corner unit offers an enormous wraparound balcony with sunset, park and city views. Check out the Virtual Tour! Please note, the in-suite laundry room was not captured in the Virtual Tour. The laundry room can be accessed through the main bathroom. This home is move in ready so



call your favorite REALTOR and book your appointment today!

Built in 1980

### Essential Information

MLS® #	A2199906
Price	\$345,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	911
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	204, 215 14 Avenue
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0M2

### Amenities

Amenities	Other
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	Breakfast Bar, Granite Counters, Open Floorplan, See Remarks
Appliances	Dishwasher, Dryer, Freezer, Microwave, Oven, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Fireplace(s), Hot Water, Natural Gas
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Wood Burning
# of Stories	8

### **Exterior**

Exterior Features	Balcony
Roof	Tar/Gravel
Construction	Brick, Concrete

### **Additional Information**

Date Listed	March 6th, 2025
Days on Market	30
Zoning	DC

### **Listing Details**

Listing Office	Karen King & Associates Inc.
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