

# \$595,900 - 508, 310 12 Avenue Sw, Calgary

MLS® #A2204249

**\$595,900**

2 Bedroom, 2.00 Bathroom, 878 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Park Point, Calgary's premier luxury development in the Beltline, across from historic Central Memorial Park. This sophisticated south-facing 5th-floor corner unit features 2 spacious bedrooms, 2 full bathrooms, a private den, and an expansive balcony with stunning park views.

Floor-to-ceiling windows flood the space with natural light, complementing the neutral tones, wide plank flooring, and 9' ceilings. The chef's kitchen showcases integrated appliances, dual refrigerators, granite countertops, large island, beverage center, and sleek cabinetry. The owner's suite offers a walk-through closet and a luxurious ensuite with marble vanity and oversized tiled shower. Both bathrooms feature Italian marble vanities and custom tile flooring. Additional conveniences include a laundry closet, underground parking stall, and storage locker. Park Point provides exceptional amenities such as a furnished owner's lounge, guest suite, 24-hour concierge, fitness facility, yoga studio, sauna, steam room, Zen terrace, and social lounge with a fire pit and BBQ. Located steps from 17th Avenue's restaurants, shopping, and Elbow River pathways, this home blends luxury, privacy, and vibrant urban living.

Built in 2018

## Essential Information



MLS® #	A2204249
Price	\$595,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	878
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	508, 310 12 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 1B5

### Amenities

Amenities	Car Wash, Elevator(s), Fitness Center, Guest Suite, Parking, Party Room, Recreation Facilities, Sauna, Secured Parking, Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Stall, Titled, Underground

### Interior

Interior Features	High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, Open Floorplan, Walk-In Closet(s)
Appliances	Built-In Oven, Built-In Refrigerator, Dishwasher, Dryer, Gas Cooktop, Microwave, Range Hood, Washer
Heating	Fan Coil
Cooling	Central Air
# of Stories	34

### Exterior

Exterior Features	Balcony
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Roof	Rubber
Construction	Composite Siding, Concrete

**Additional Information**

Date Listed	March 20th, 2025
Days on Market	30
Zoning	CC-X

**Listing Details**

Listing Office	eXp Realty
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