

# \$315,000 - 504, 211 13 Avenue Se, Calgary

MLS® #A2205984

**\$315,000**

1 Bedroom, 1.00 Bathroom, 574 sqft  
Residential on 0.00 Acres

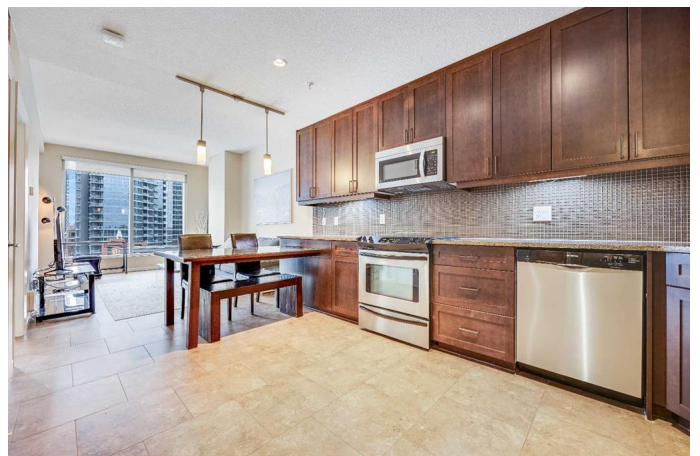
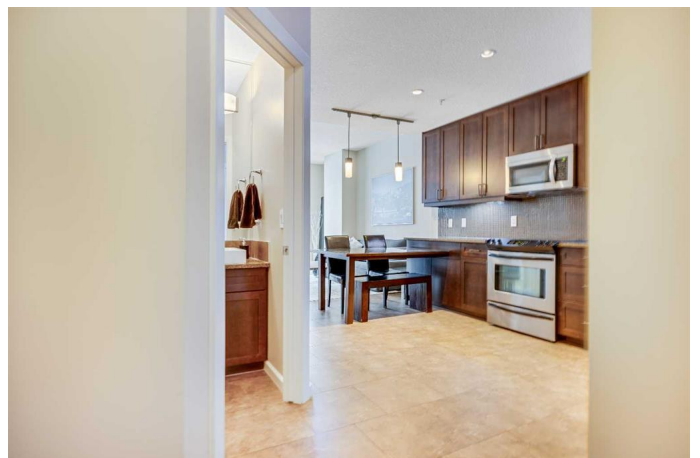
Beltline, Calgary, Alberta

1 BEDROOM | 1 BATHROOM | 573 SQ FT | OPEN FLOOR PLAN | TITLED UNDERGROUND PARKING | AMENITY RICH BUILDING | Located in the sought-after Nuera building in the heart of the Beltline, this stylish 1-bedroom, 1-bathroom condo offers 573 sq. ft. of modern living space. The open-concept layout features a spacious living area with large windows and an east-facing balcony, perfect for enjoying your morning coffee. The kitchen boasts granite countertops, contemporary cabinetry, a breakfast bar, and stainless steel appliances. The generously sized primary bedroom includes a walk-in closet with custom organizers and large windows allowing in an abundance of natural light. Convenience is key with in-suite laundry, titled underground parking, and an assigned storage locker. Nuera offers top-tier amenities, including a fitness centre, party room, bicycle storage, secured parking, and visitor parking. This adult only, pet-friendly, professionally managed building is just steps from parks, shopping, dining, and Calgary's downtown core. Ideal for first-time buyers or investors (all furniture can be included in the list price) — book your showing today!

Built in 2010

## Essential Information

MLS® #	A2205984
Price	\$315,000



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	574
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	504, 211 13 Avenue Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1E1

### **Amenities**

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Party Room, Recreation Room, Secured Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Stall, Titled, Underground

### **Interior**

Interior Features	Breakfast Bar, Closet Organizers, Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Storage
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	Central Air
# of Stories	32

### **Exterior**

Exterior Features	Balcony
Construction	Brick, Concrete, Metal Siding, Stucco

### **Additional Information**

Date Listed	April 2nd, 2025
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Days on Market 17  
Zoning DC

### **Listing Details**

Listing Office RE/MAX First

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