$684,900 - 2308, 310 12 Avenue Sw, Calgary
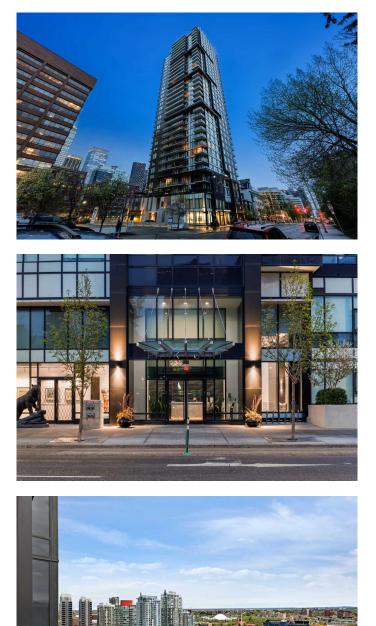
MLS® #A2222009

$684,900

2 Bedroom, 2.00 Bathroom, 956 sqft
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Incredible Value with Pure luxury in this secure/private building - Park Point! 23rd floor with two bedrooms + den and a sunny south city view with the river valley and the Rocky Mountains providing a breathtaking backdrop. This home has two full bathrooms and an in-suite laundry area. You can't go wrong with this condo, especially with the value of indoor parking, proximity to downtown, LRT, work, shops, restaurants, and amenities, filled with workout equipment! You'll love the bright open design with hardwood floors throughout, an oversized great room featuring a french door out to your private wrap-around deck, ... and wide open views of Central Park across the street. The modern Armony Cucine kitchen offers stainless steel appliances - a Gas cooktop, a built-in stove and fridge, a central island, a high-flow hood fan cover, and upgraded cabinets. The primary bedroom is large with a walk-through closet and a spa-like 5-piece ensuite with a soaker tub, dual sinks, and an oversized glass-enclosed shower. Other upgrades include tile flooring, custom tile backsplash, recessed lights, chandelier, quiet building location, air conditioning, and more. This unit comes with underground parking and a storage locker for added convenience. The pet-friendly Park Point building offers world-class amenities, including a fully equipped fitness center, a Yoga studio, a sauna, a steam room, a residents' lounge, a party room, an outdoor courtyard with a BBQ station, and a car/pet wash bay.

Ideally located in the heart of the Beltline, Park Point provides unmatched walkability with Central Memorial Park and the Memorial Park Library right across the street, Haultain Park and its tennis courts steps away, and an array of top-rated restaurants and cafÃ©s nearby. The shopping, entertainment, and nightlife of 17th Avenue are minutes away, while the Scotia Centre Event Centre, Saddledome, and Stampede Park offer year-round events and sports. For those who work downtown, the +15 entrance is just one block away, ensuring seamless connectivity. This resort lifestyle residence provides the ultimate modern urban lifestyle with unparalleled views, bespoke finishes, and top-tier amenities. No need to preview! Note: Quick possession available!

Built in 2018

Essential Information

MLS® #	A2222009
Price	$684,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	956
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	2308, 310 12 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta

Postal Code	T2R 1B5

Amenities

Amenities	Bicycle Storage, Car Wash, Elevator(s), Fitness Center, Guest Suite, Park, Party Room, Recreation Facilities, Recreation Room, Secured Parking, Storage, Trash, Visitor Parking, Sauna
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub, Walk-In Closet(s)
Appliances	Built-In Oven, Built-In Refrigerator, Dishwasher, Gas Cooktop, Microwave, Range Hood, Washer/Dryer Stacked, Window Coverings
Heating	Natural Gas, Fan Coil
Cooling	Central Air
# of Stories	34

Exterior

Exterior Features	Balcony
Lot Description	Views
Roof	Tar/Gravel
Construction	Brick, Concrete

Additional Information

Date Listed	May 16th, 2025
Days on Market	13
Zoning	CC-X

Listing Details

Listing Office	Jayman Realty Inc.