

780-380-6207
meghan@meghanrobinson.net

1603, 530 12 Avenue SW
Calgary, Alberta

MLS # A2206017



\$498,800

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	1,028 sq.ft.	Age:	2008 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Secured, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 688
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Double Vanity, High Ceilings, Open Floorplan, Walk-In Closet(s)		

Inclusions: N/A

Welcome to Castello, just steps from the Finest Dining, Entertainment & Boutique Shopping Calgary has to offer. This Fantastic 2 Bedrms Condo on 16th Floor has it all, offers Sweeping Panoramic Views of Downtown and No Building Obstructions. Over 1028 sq.ft. of Luxurious Living Space, this Open Concept Plan features Spacious Living Rm w/ 9' Ceiling & Floor to Ceiling Windows, Gourmet Kitchen absolutely made for Entertaining, an Oversized Island w/ Integrated Mirrored Panel Finish, Quartz Counters, Sleek S/S Appliances, along w/ Chic Lighting & Bar Seating. Master Bedrm offers an European Frameless Glass Shower, Double Vanities & Walk-in Closet. Enjoy the Private 150 sq.ft. Balcony, In-Suite Laundry, Titled Parking & Storage. Castello offers Amazing Amenities including Fitness Centre, Social Rm, Visitor Parking, Guest Suite & Car Wash. Perfect Beltline Location only a Short Walk to Downtown, Central Memorial Park, Stephen Ave & 17th Ave. The Best Buy in Urban Living under \$500,000!