



THE
A-TEAM

**RE/MAX
FIRST**

901 10 Avenue #2104, Calgary T2R 0B5

MLS® #: **A2143033**

Area: **Beltline**

Listing Date: **06/20/24**

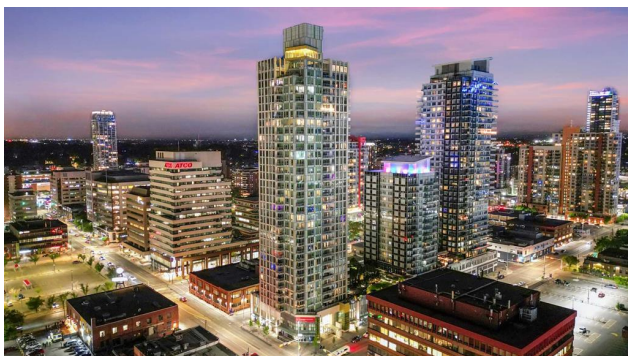
List Price: **\$499,900**

Status: **Active**

County: **Calgary**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Apartment**
City/Town: **Calgary**
Year Built: **2016**

Finished Floor Area

Abv Sqft: **785**
Low Sqft:
Ttl Sqft: **785**

DOM

100
Layout
Beds: **2 (2)**
Baths: **2.0 (2 0)**
Style: **High-Rise (5+)**

Lot Information

Lot Sz Ar:
Lot Shape:

Parking

Ttl Park: **1**
Garage Sz:

Access:

Lot Feat:

Park Feat:

Parkade, Underground

Utilities and Features

Roof: **Rubber**

Heating: **Forced Air, Natural Gas**

Sewer:

Ext Feat: **Balcony**

Construction:

Concrete, Metal Frame, Stone

Flooring:

Ceramic Tile, Laminat

Water Source:

Fnd/Bsmt:

Kitchen Appl:

Built-In Gas Range, Built-In Oven, Dishwasher, Dryer, Garage Control(s), Range Hood, Refrigerator, Washer

Int Feat:

High Ceilings, Open Floorplan, Quartz Counters, See Remarks

Utilities:

Room Information

| Room | Level | Dimensions |
|--------------------------|-------------|------------------------|
| Living Room | Main | 17' 8" x 11' 0" |
| Bedroom - Primary | Main | 9' 6" x 9' 4" |
| Foyer | Main | 5' 10" x 4' 2" |
| Laundry | Main | 5' 10" x 4' 2" |
| 4pc Ensuite bath | Main | 8' 3" x 4' 10" |

| Room | Level | Dimensions |
|-------------------------|-------------|------------------------|
| Kitchen | Main | 10' 5" x 8' 5" |
| Bedroom | Main | 10' 5" x 9' 6" |
| Den | Main | 7' 5" x 6' 2" |
| 3pc Ensuite bath | Main | 10' 2" x 4' 10" |

Legal/Tax/Financial

Condo Fee:
\$613

Title: **Fee Simple**
Fee Freq:
Monthly

Zoning:
CC-X

Legal Desc:

1610980

Remarks

Pub Rmks:

Welcome to MARK on 10th. Calgary's most sought after residential condos. This 2 bed, 2 bath + den unit presents mountain views and features bedrooms on opposite sides of the unit, located in the heart of downtown on the 21st Floor. This modern and bright kitchens features quartz counter tops with a sleek European style appliance package. The Liebherr fridge, freezer & dishwasher are concealed by matching cabinetry, along with a Stainless Steel wall oven, gas stove top and built in microwave provide an elegant combination. Off the kitchen the den/office has great mountain views and a sliding glass door for privacy. The Owner's Ensuite features ample counter space, a walk in shower, and a built in medicine cabinet behind the mirror. Travel up the elevator to the 34th Floor and indulge in the unobstructed views of the mountains while sitting in the hot tub or socializing around the fire. Enjoy some relaxation in the dry sauna or the separate steam room. For the active enthusiasts, indulge in the full gym equipped with all your cardio and weight lifting needs. Completing the amenities on the 34th Floor; indoor 2 story Penthouse style social lounge & roof top patio finish off the unmatched amenities of the building not to mention a titled parking conveniently located 2 spots over from the elevator. Mere walking distance to C Train, grocery stores, restaurants, shops, +15 walk system complete the buildings' great location.

Inclusions:

N/A

Property Listed By:

The Agency Calgary

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123