

**210 15 Avenue #2107, Calgary T2G 0B5**

MLS® #: **A2194042** Area: **Beltline** Listing Date: **02/14/25** List Price: **\$295,000**  
 Status: **Pending** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Apartment**  
 City/Town: **Calgary**  
 Year Built: **2008**

Finished Floor Area  
 Abv Sqft: **636**  
 Low Sqft:  
 Ttl Sqft: **636**

DOM

**8**  
Layout  
 Beds: **1 (1 )**  
 Baths: **1.0 (1 0)**  
 Style: **Apartment**

Lot Information

Lot Sz Ar:  
 Lot Shape:

Parking  
 Ttl Park: **1**  
 Garage Sz:

Access:  
 Lot Feat:  
 Park Feat:

**Covered,Heated Garage,Parkade,Paved,Secured,Titled,Underground**

Utilities and Features

Roof:  
 Heating: **Forced Air**  
 Sewer:  
 Ext Feat: **Balcony,BBQ gas line**

Construction: **Brick,Concrete**  
 Flooring: **Ceramic Tile,Laminate**  
 Water Source:  
 Fnd/Bsmt:

Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Microwave,Range Hood,Refrigerator,Washer,Window Coverings**  
 Int Feat: **No Animal Home,No Smoking Home,Open Floorplan,Quartz Counters,Storage,Vinyl Windows,Walk-In Closet(s)**  
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
<b>Living Room</b>	<b>Main</b>	<b>14`4" x 11`3"</b>	<b>Kitchen</b>	<b>Main</b>	<b>8`0" x 8`3"</b>
<b>Foyer</b>	<b>Main</b>	<b>7`11" x 6`4"</b>	<b>Dining Room</b>	<b>Main</b>	<b>13`6" x 6`9"</b>
<b>Bedroom</b>	<b>Main</b>	<b>10`3" x 11`6"</b>	<b>4pc Bathroom</b>	<b>Main</b>	<b>7`10" x 7`11"</b>
<b>Balcony</b>	<b>Main</b>	<b>11`9" x 9`8"</b>			

Legal/Tax/Financial

Condo Fee: **\$401** Title: **Fee Simple** Zoning: **DC**

Fee Freq:  
**Monthly**

Legal Desc: **0814554**

Remarks

Pub Rmks: **Experience the best of downtown living in this bright and spacious 1 bedroom, 1 bathroom condo in the Vetro building! This beautiful unit is a must-see, offering stunning, unobstructed city and mountain views from its private South-facing balcony - soak up the sunshine all day long! Inside, stylish updates make this space shine, including sleek quartz countertops, a subway tile backsplash, a durable siligranit sink, and modern lighting. The open-concept layout flows effortlessly over warm laminate flooring in the living room and bedroom. You'll love the large walk-in closet, which leads directly to the spacious bathroom. This unit also has a convenient in-suite laundry room with plenty of storage as well! Beyond your unit, Vetro offers fantastic amenities—stay active in the full weight and exercise room, unwind in the hot tub, or entertain in the rec room. Parking? Covered! This unit comes with a titled underground stall and an assigned storage locker. But the real highlight? The incredible location! Step outside and you're moments from 17th Ave's hottest restaurants, bars, and shops, plus an easy walk to downtown, Stampede Park, the BMO Centre, and endless transit options. Whether you're a young professional, investor, or a first-time buyer, this unit offers the ultimate lifestyle, and an amazing place to call home. Book your showing today!**

Inclusions: **N/A**  
Property Listed By: **Real Broker**

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







