

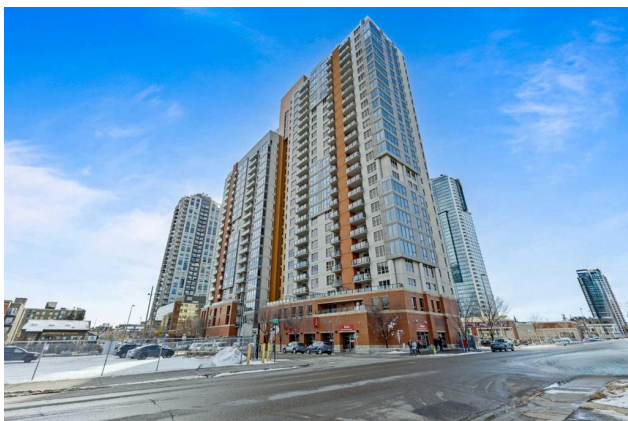


THE  
**A-TEAM**

**RE/MAX  
FIRST**

**1053 10 Street #301, Calgary T2R 1S6**

MLS® #: **A2196021**      Area: **Beltline**      Listing Date: **02/21/25**      List Price: **\$299,000**  
 Status: **Active**      County: **Calgary**      Change: **-\$6k, 01-Apr**      Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Apartment**  
 City/Town: **Calgary**  
 Year Built: **2007**

Finished Floor Area  
 Abv Sqft: **630**  
 Low Sqft:  
 Ttl Sqft: **630**

DOM

**43**  
Layout  
 Beds: **2 (2 )**  
 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: **Parkade,Stall,Titled,Underground**

Utilities and Features

Roof:  
 Heating: **Baseboard,Natural Gas**  
 Sewer:  
 Ext Feat: **Balcony**

Construction: **Brick,Concrete,Metal Siding ,Stone**  
 Flooring: **Ceramic Tile,Vinyl Plank**  
 Water Source:  
 Fnd/Bsmt:

Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Microwave Hood Fan,Refrigerator,Washer,Window Coverings**  
 Int Feat: **Closet Organizers,Open Floorplan,Stone Counters**  
 Utilities:

Room Information

| Room              | Level | Dimensions    | Room         | Level | Dimensions   |
|-------------------|-------|---------------|--------------|-------|--------------|
| Bedroom           | Main  | 9`8" x 8`6"   | 4pc Bathroom | Main  | 7`10" x 6`4" |
| Bedroom - Primary | Main  | 9`7" x 11`10" | Dining Room  | Main  | 6`4" x 8`0"  |
| Kitchen           | Main  | 7`7" x 11`10" | Living Room  | Main  | 8`9" x 17`6" |

Legal/Tax/Financial

Condo Fee: **\$550**      Title: **Fee Simple**      Zoning: **DC**  
 Fee Freq:

Monthly

Legal Desc: 0712898

Remarks

Pub Rmks: **Stunning Corner Unit at Vantage Pointe - Modern Comfort and Convenience Await! Welcome to your new home! This beautifully updated, NW-facing corner unit offers 2 spacious bedrooms, a stylish 4-piece bath, and over 630 square feet of well-designed living space. With plenty of natural light pouring in through floor-to-ceiling windows, this home feels bright and airy from every angle. Recent upgrades throughout make this unit a true standout. Enjoy newer vinyl plank flooring, sleek quartz countertops in the kitchen, and the addition of newer stainless steel appliances. Fresh paint and 9-foot ceilings add a contemporary feel, while the open floor plan is perfect for entertaining or relaxing. You'll love the modern maple cabinetry, in-suite washer and dryer, and private balcony for enjoying those serene moments. Vantage Pointe offers more than just a home - it provides a full-service lifestyle. Take advantage of underground, heated parking (including visitor spots), a 24-hour concierge service, a fitness room, bike storage, and secure entrances for peace of mind. With four elevators, you'll never have to wait long. Located just steps away from Co-Op Market Place and within walking distance of dining, shopping, public transit, and river paths, you'll have everything you need right at your doorstep. Don't miss out on this incredible opportunity to experience the best of urban living in one of the most sought-after buildings!**

Inclusions: N/A  
Property Listed By: Royal LePage Benchmark

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





