

\$339,900 - 1001, 225 11 Avenue Se, Calgary

MLS® #A2203074

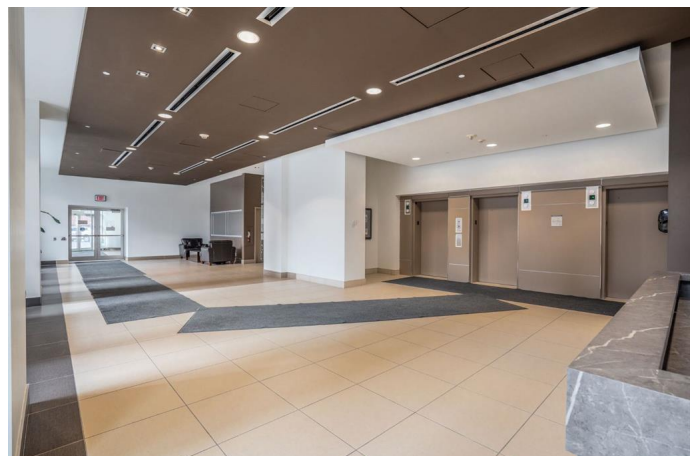
\$339,900

1 Bedroom, 1.00 Bathroom, 586 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Keynote II, where modern elegance meets unbeatable downtown convenience. This stunning corner 10th-floor, 1-bedroom, 1-bathroom unit offers a sophisticated living space featuring granite countertops, sleek cabinetry, rich hardwood floors, upgraded lighting, and premium stainless steel appliances. The open-concept design seamlessly connects the kitchen, dining, and living areas, creating a functional and stylish atmosphere. The bedroom boasts a walk-through closet leading to a four-piece ensuite, ensuring both comfort and convenience. Expansive floor-to-ceiling windows flood the space with natural light, framing breathtaking downtown views, while 9-foot ceilings enhance the bright, airy ambiance. Keynote II provides top-tier amenities, including an impressive fitness center, two guest suites, a resident lounge, and an on-site physiotherapy office. Direct access to Sunterra Market via the +15 skybridge makes everyday living effortless. Surrounded by top restaurants, bars, and shops, you're also just a 10-minute walk to City Hall, Victoria Park, Stampede C-Train Station, Central Library, and Bow Valley College. Whether you're cheering on the Flames, attending a concert at the Saddledome, or exploring Calgary's dynamic food scene, this location offers everything at your doorstep. Enjoy heated underground parking, bike storage, and exceptional walkability. Commuting is



seamless with the +15 network only one block away and the C-Train just two blocks away.
Pet-friendly (subject to board approval).
Don't miss this exceptional urban retreat—schedule your showing today!

Built in 2013

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2203074 |
| Price | \$339,900 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 586 |
| Acres | 0.00 |
| Year Built | 2013 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 1001, 225 11 Avenue Se |
| Subdivision | Beltline |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2G 0G3 |

Amenities

| | |
|----------------|---|
| Amenities | Bicycle Storage, Elevator(s), Fitness Center, Parking, Secured Parking, Visitor Parking |
| Parking Spaces | 1 |
| Parking | Parkade, Titled, Underground |

Interior

| | |
|-------------------|--|
| Interior Features | Granite Counters, Kitchen Island, See Remarks |
| Appliances | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood |

| | |
|--------------|-------------------------------------|
| | Fan, Refrigerator, Window Coverings |
| Heating | Baseboard, Natural Gas, Fan Coil |
| Cooling | Central Air |
| # of Stories | 29 |

Exterior

| | |
|-------------------|-----------------|
| Exterior Features | Balcony |
| Construction | Brick, Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 19th, 2025 |
| Days on Market | 31 |
| Zoning | DC |

Listing Details

| | |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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