

# \$649,000 - 1806, 433 11 Avenue Se, Calgary

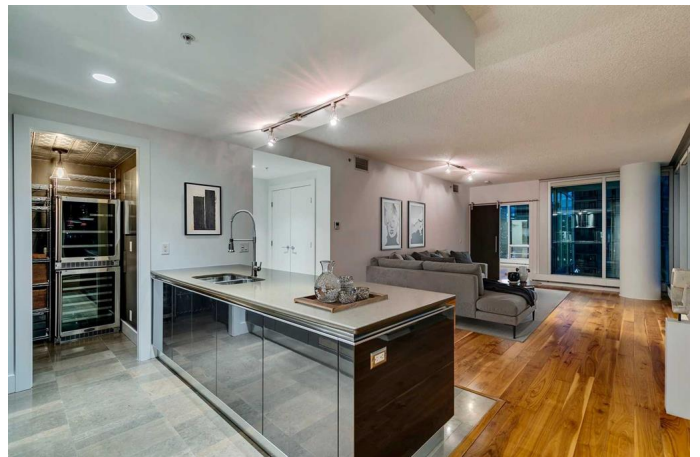
MLS® #A2226643

**\$649,000**

2 Bedroom, 2.00 Bathroom, 1,201 sqft  
Residential on 0.00 Acres

Beltline, Calgary, Alberta

Stylish and sophisticated, this 1201 SF luxury apartment style condo features floor to ceiling windows that captures the spectacular DT views. 2 bedroom, 2 full bath, in the Upscale Arriva building within the Beltline. This NW corner unit features 2 balconies and an open plan main living area with solid walnut hardwood and travertine flooring. The Kitchen has an upgraded Miele appliance package, Snaidero cabinetry that has custom pull out hardware, quartz countertops, butler pantry/laundry with stacked wine/beverage fridges, bakers racks and custom cabinetry for the newer stacked full sized Miele washer/dryer. The Dining room is adjacent to the kitchen and also to the spacious balcony with interlocking patio tiles and sweeping DT views. The spacious Living Room has a TV wall mount. Enjoy glorious mountain views from the Owner's suite. Additionally, it has a private balcony to enjoy sunrises with your morning coffee or marvel in the twinkling lights of DT in the evening. Custom built walk through closet with built-in cabinetry and 4 piece ensuite bath w glass doored shower, separate deep soaker tub & travertine flooring. The 2nd bedroom adjacent to the dining room can act a a home office with a walk through custom closet and an additional 4 ensuite/main bathroom. The oversized Tandem parking stall will easily hold 2 full sized SUVs. The secured storage locker is directly infront of the parking stall on P3. Additional amenities of this Luxury Tower are



24 hour concierge/security personnel, 2 guest suites, Amenities room, outdoor courtyard and BBQ on the 4th floor. Conveniently located steps from Stampede Park, the new BMO Convention Centre, transit and DT. Immediate possession available.

Built in 2008

### **Essential Information**

MLS® #	A2226643
Price	\$649,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,201
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	1806, 433 11 Avenue Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 0C7

### **Amenities**

Amenities	Elevator(s), Party Room, Secured Parking, Storage, Trash, Visitor Parking, Community Gardens, Guest Suite
Parking Spaces	2
Parking	Parkade, Titled, Underground, Tandem

### **Interior**

Interior Features	Closet Organizers, Kitchen Island, Pantry, Quartz Counters, See
-------------------	---

	Remarks, Soaking Tub
Appliances	Bar Fridge, Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Heating	Baseboard, Natural Gas
Cooling	Central Air
# of Stories	36

## Exterior

Exterior Features	Balcony, BBQ gas line, Storage
Roof	Membrane
Construction	Concrete

## Additional Information

Date Listed	June 1st, 2025
Days on Market	3
Zoning	DC (pre 1P2007)

## Listing Details

Listing Office	Sotheby's International Realty Canada
----------------	---------------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.