

**2507, 210 15 Avenue SE  
Calgary, Alberta**

**MLS # A2226437**



**\$449,900**

<b>Division:</b>	Beltline		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	1,029 sq.ft.	<b>Age:</b>	2008 (17 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 625
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stone, Stucco	<b>Zoning:</b>	DC
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan		

**Inclusions:** None

Welcome to the Vetro, in the desirable Beltline Community, close to all amenities, quick walk to Stephen Avenue, 17th Avenue, Mission, The Bow River and The Elbow River, steps away from parks, the pathway system and a short walk to plenty of restaurants, cafes and shopping nearby. This is a very bright south facing unit and balcony with unobstructed views of Stampede Grounds, Rock Mountains and the Calgary Downtown Skyline. This two-bedroom, two-bathroom condo comes with A/C and heated underground, parking, the large kitchen has a wraparound island with granite countertops open to dining and living room. The large primary bedroom includes a walkin-closet that leads to the ensuite bathroom. The second bedroom is big enough to double as a guest bedroom as well as an office. This building also consists of numerous amenities including a recreation room, fitness centre, theatre room hot tub, pool table/games room and more. Parking stall #is 293 on P4 level. Great starter home for a first time buyer or a great investment opportunity. Call today for your private viewing!