

308, 901 10 Avenue SW
Calgary, Alberta

MLS # A2201394



\$450,000

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	745 sq.ft.	Age:	2016 (9 yrs old)
Beds:	2	Baths:	2
Garage:	Additional Parking, Guest, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Electric, Forced Air

Water: -

Floors: Laminate, Tile

Sewer: -

Roof: -

Condo Fee: \$ 611

Basement: -

LLD: -

Exterior: Concrete, Metal Siding

Zoning: CC-X

Foundation: -

Utilities: -

Features: High Ceilings, Quartz Counters, Recreation Facilities, Storage

Inclusions: n/a

Welcome to #308 at THE MARK: A Perfect Mix of Downtown Living and Outdoor Escape. This 3rd-floor CORNER UNIT offers an ideal blend of luxury and comfort. Newly updated with FRESH PAINT and BRAND-NEW LUXURY VINYL PLANK FLOORING. This 2-bedroom, 2-bathroom condo boasts an OPEN-CONCEPT LAYOUT with 9-FOOT CEILINGS. The EAT-IN KITCHEN features white German-made Nobilia cabinetry, a PREMIUM Liebherr & AEG stainless steel appliance package, gas cooktop, built-in oven, and sleek QUARTZ countertops paired with a neutral backsplash. With FLOOR-TO-CEILING WINDOWS throughout and a spacious living area provides ample natural light while offering privacy between the two bedrooms. The primary bedroom is a peaceful retreat with CITY VIEWS, a generous closet, and a beautiful 3-piece ensuite with a large glass shower. The real show stopper of this home is the 500 sq. ft. BALCONY—perfect for entertaining or simply relaxing while soaking up the sun in this SOUTH-FACING unit. This condo is the ultimate combination of contemporary downtown living and an outdoor oasis. THE MARK offers top tier amenities with ROOFTOP CITY AND MOUNTAIN VIEWS: FITNESS FACILITY with Yoga/Pilates Studio, ROOFTOP HOTTUB, INFRARED SAUNA, STEAM ROOM, WETBAR/LOUNGE/MEDIA CENTRE, BBQ & Fire Pit, HIGH Speed Elevators, GUEST SUITE, VISITOR PARKING, Concierge & Security. Conveniently located near C-TRAIN, Downtown SHOPPING and RESTAURANTS this condo is an absolute must see!