

\$374,900 - 402, 650 10 Street Sw, Calgary

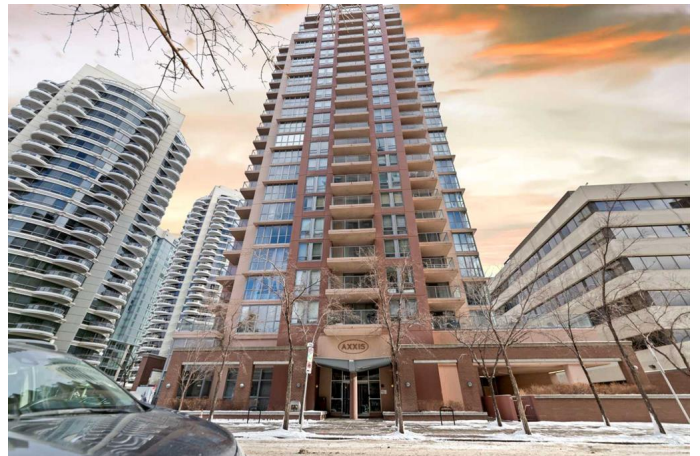
MLS® #A2199694

\$374,900

2 Bedroom, 2.00 Bathroom, 843 sqft
Residential on 0.00 Acres

Downtown West End, Calgary, Alberta

Welcome to the exceptionally well run Axxis - perfect for a professional or investor! Built by premium builder Bosa, the quality shines through in this quiet, extra sound attenuated concrete gem. This home is located less than half a block from the 7th Ave LRT (start of the "free zone") with a west facing balcony which has a view of the Bow River and offers easy access to the river valley pathways practically at your doorstep. Unit features an open floor plan with a cozy gas fireplace, tile in the entry, kitchen and bath, plus easy to look after engineered hardwood throughout the main living areas and both bedrooms. The corner gas fireplace has been conveniently outfitted with a handy remote for temperature and power. Neutrally painted throughout, the bright kitchen is showcased with a nice sized island, granite countertops, generous cupboard space, under cabinet lighting, and upgraded stainless steel kitchen appliances. The added value dual zone oven with convection features will make cooking a breeze. The dining area showcases a modern lighting feature/ceiling fan (with a remote) for stylish eating and comfort. Both bedrooms are well sized and located on opposite sides of the living space making it perfect to get some distance from your home office (building has multiple high speed internet options), partner, roommate or guests. Plus, check out the high end combination blackout/sheer cellular shade window coverings in both bedrooms. This unit also comes with in-suite laundry, an



underground, heated stall plus access to a well equipped exercise room, party room with kitchen facilities, a large, peaceful two level outdoor courtyard with picnic area and open grass terrace retreat, separate bike storage room, along with plenty of secured visitor parking for your guests. Axxis is also pet friendly (with board approval). Such an amazing location - within walking distance to downtown, groceries, restaurants, Calgary's Bow River pathways, Prince's Island, and Kensington. A stellar walk score of 97! Assigned underground parking stall is #128 plus a separate storage locker (#102) so you'll have room for everything. Get ready to live and play in style by making this lovely West End Downtown condo yours!

Built in 2000

Essential Information

MLS® #	A2199694
Price	\$374,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	843
Acres	0.00
Year Built	2000
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	402, 650 10 Street Sw
Subdivision	Downtown West End
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2P 5G4

Amenities

Amenities Elevator(s), Park, Parking, Storage, Trash, Visitor Parking, Bicycle Storage, Fitness Center, Gazebo, Picnic Area, Party Room, Roof Deck

Parking Spaces 1

Parking Assigned, Enclosed, Guest, Parkade, Underground, Electric Gate, Gated, Garage Faces Side, See Remarks, Secured, Stall

Interior

Interior Features Granite Counters, Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan

Appliances Dishwasher, Dryer, Electric Range, Microwave, Range Hood, Refrigerator, Washer, Window Coverings

Heating Baseboard, Fireplace(s), Hot Water

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room, Mantle, Tile

of Stories 25

Exterior

Exterior Features Balcony, Storage

Construction Brick, Concrete, Stucco

Additional Information

Date Listed March 6th, 2025

Days on Market 20

Zoning DC

Listing Details

Listing Office Houston Realty.ca

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