



GRASSROOTS
REALTY GROUP

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909, 1110 11 Street SW
Calgary, Alberta

MLS # A2322087



\$289,900

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	524 sq.ft.	Age:	2005 (21 yrs old)
Beds:	1	Baths:	1
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Hot Water	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 464
Basement:	-	LLD:	-
Exterior:	Concrete, Stucco	Zoning:	CC-X
Foundation:	-	Utilities:	-
Features:	Open Floorplan, Walk-In Closet(s)		

Inclusions: None

NEW PRICE! Stop commuting and start living. Welcome to this 1-bedroom home in the Stella building, right in the pulse of the Beltline. Placed exactly where you want to be—just a short walk from the downtown core, minutes from your office, and steps from the city's best restaurants, cafes, grocery stores, and transit on 17th Ave. Designed for the busy professional or savvy investor, this home offers an efficient, open-concept floor plan that has been refreshed with a brand-new coat of paint. Floor-to-ceiling windows capture the true energy of inner-city living while flowing perfectly from morning coffee to evening wind-downs. Forget the stress of a long commute; enjoy a classic, low-maintenance sanctuary that puts the city center right at your doorstep. Stella boasts top-tier amenities including a full fitness centre, lounge, 24-hour security/concierge, secure underground parking, and storage. Don't miss this incredible opportunity that gives you back your most valuable asset: your time. Book your private showing today and see how effortless downtown living can be!