

780-978-0157
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801, 1319 14Th Avenue SW
Calgary, Alberta

MLS # A2122310



\$290,000

| | | | |
|-----------|------------------------------------|--------|------------------|
| Division: | Beltline | | |
| Type: | Residential/High Rise (5+ stories) | | |
| Style: | Loft/Bachelor/Studio | | |
| Size: | 351 sq.ft. | Age: | 2024 (0 yrs old) |
| Beds: | - | Baths: | 1 |
| Garage: | None | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|-------------|--|------------|--------|
| Heating: | Forced Air, Hot Water, Natural Gas | Water: | - |
| Floors: | Concrete | Sewer: | - |
| Roof: | - | Condo Fee: | \$ 215 |
| Basement: | - | LLD: | - |
| Exterior: | Concrete, Glass, Metal Frame | Zoning: | DC |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Track Lighting | | |
| Inclusions: | None | | |

Experience luxury urban living at NUDE, the newest development by Battistella in the desirable West Beltline area. This brand new studio unit on the 8th floor offers stunning downtown views and top-notch features including custom kitchen and bathroom cabinets, quartz countertops, stainless steel appliances, air conditioning, and floor-to-ceiling windows. Enjoy the convenience of walking distance to transit, shops, and entertainment on 17th Ave. The building amenities include a communal rooftop garden, penthouse resident lounge, parcel room, bike parking garage, pet grooming station, and an onsite property manager. Take the first step towards affordable home ownership in style and comfort at NUDE.