

\$475,000 - 1506, 433 11 Avenue Se, Calgary

MLS® #A2255990

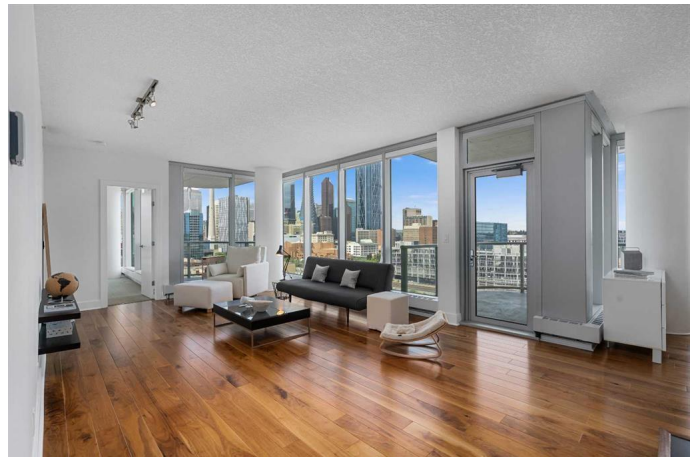
\$475,000

2 Bedroom, 2.00 Bathroom, 1,193 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Arriva where refined urban living meets one of Calgary's most exciting new developments. Located in the heart of the Beltline, this expansive 1193 sq. ft. corner unit offers 2 bedrooms, 2 bathrooms, titled underground parking, and stunning skyline views. Situated directly beside the future Calgary Event Centre, this is a rare opportunity to live next to the city's most anticipated entertainment district. Step into an open-concept layout with soaring 9' ceilings, central air conditioning, and approximately 19 feet of floor-to-ceiling windows that frame panoramic views from the Calgary Tower to East Village. Enjoy summer evenings on your private balcony, complete with a gas line for BBQs. The kitchen is a chef's dream, featuring a premium Miele appliance package, including a 5-burner gas cooktop, stone countertops, a large peninsula island, and a spacious pantry. A generously sized dining area flows seamlessly into the bright and airy living space perfect for entertaining. The primary bedroom retreat includes its own private balcony, a custom walkthrough closet, and a spa-inspired 4-piece ensuite with separate glass shower and deep soaker tub. The second bedroom also offers a custom walkthrough closet with direct access to a cheater ensuite ideal for guests or a home office. Additional features include a titled underground parking stall, an assigned storage locker, and access to Arriva's premium amenities including full-time



concierge/security, an elegant lobby and premium social room with a beautiful outdoor patio. This is downtown living at its finest, with unbeatable access to transit, dining, entertainment, the Stampede Grounds, and the upcoming arena.

Built in 2008

Essential Information

MLS® #	A2255990
Price	\$475,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,193
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	1506, 433 11 Avenue Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 0C7

Amenities

Amenities	Elevator(s), Recreation Room, Secured Parking, Storage, Trash
Parking Spaces	1
Parking	Parkade

Interior

Interior Features	Closet Organizers, Granite Counters, Open Floorplan, Pantry, Storage, Walk-In Closet(s)
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Appliances	Built-In Oven, Built-In Refrigerator, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Washer, Window Coverings
Heating	Baseboard
Cooling	Central Air
# of Stories	36

Exterior

Exterior Features	Balcony, BBQ gas line
Construction	Concrete
Foundation	Poured Concrete

Additional Information

Date Listed	September 10th, 2025
Days on Market	56
Zoning	DC (pre 1P2007)

Listing Details

Listing Office	RE/MAX House of Real Estate
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