

# \$319,900 - 208, 126 14 Avenue Sw, Calgary

MLS® #A2262171

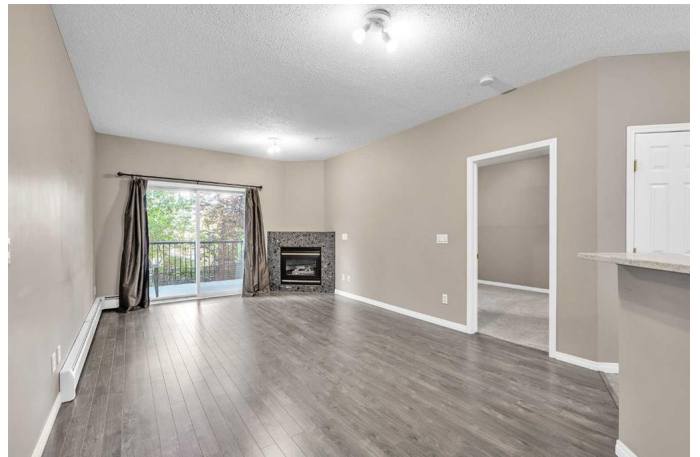
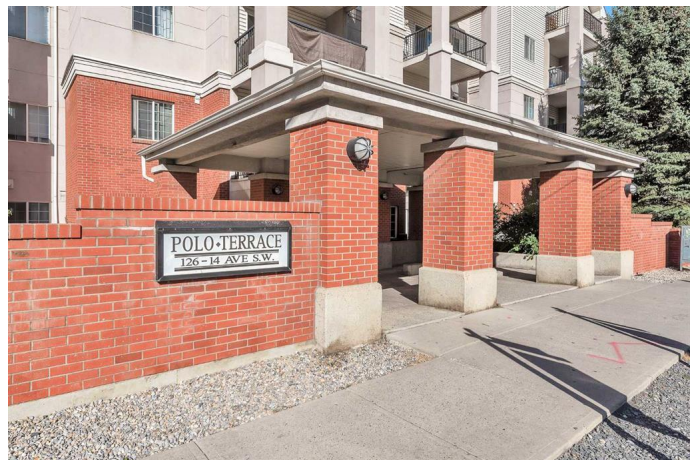
**\$319,900**

2 Bedroom, 2.00 Bathroom, 884 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Enjoy this bright and spacious MOVE-IN READY home in the sought-after Polo Terrace building! This well-maintained unit offers 884 sq.ft, 2 bedrooms, 2 full bathrooms, and the rare convenience of 2 titled heated underground parking stalls (tandem). Updated and quick possession is available! Inside, the open-concept layout features neutral tones, newer flooring (luxury vinyl plank) and a bright living room with a cozy gas fireplace, plus 9-foot ceilings that enhance the airy feel, and large windows that allow natural light to fill the space. Step out through the patio door to your private balcony with views of the city skylines and Calgary Tower, perfect for morning coffee or evening relaxation. The kitchen has been updated with a new countertop, sink and tap, while the adjacent dining area provides plenty of space for everyday meals or hosting guests. The large primary bedroom includes a walk-through closet and 4pc ensuite. The sizable second bedroom is located across from the master affording privacy and is steps to the second full bathroom. Perfect for kids room, guests, roommates, or as a home office, offering versatility to suit your needs. Additional highlights include in-suite laundry with extra storage and unbeatable access to Calgary's vibrant Beltline, just steps from 1st Street, 17th Ave, the Saddledome, MNP Centre, Stampede Park, and more. Offering comfort, convenience, and inner-city living at its finest—this is a must-see!



Built in 1999

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2262171          |
| Price          | \$319,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 884               |
| Acres          | 0.00              |
| Year Built     | 1999              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 208, 126 14 Avenue Sw |
| Subdivision | Beltline              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2R 0L9               |

## Amenities

|                |                                                     |
|----------------|-----------------------------------------------------|
| Amenities      | Elevator(s), Parking, Bicycle Storage, Snow Removal |
| Parking Spaces | 2                                                   |
| Parking        | Underground, Stall, Titled                          |

## Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | Open Floorplan, Storage                                                               |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard                                                                             |
| Cooling           | None                                                                                  |
| Fireplace         | Yes                                                                                   |
| # of Fireplaces   | 1                                                                                     |
| Fireplaces        | Gas                                                                                   |
| # of Stories      | 5                                                                                     |

**Exterior**

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Balcony                                 |
| Construction      | Brick, Stucco, Vinyl Siding, Wood Frame |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 4th, 2025 |
| Days on Market | 30                |
| Zoning         | CC-MH             |

**Listing Details**

|                |           |
|----------------|-----------|
| Listing Office | 2% Realty |
|----------------|-----------|

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