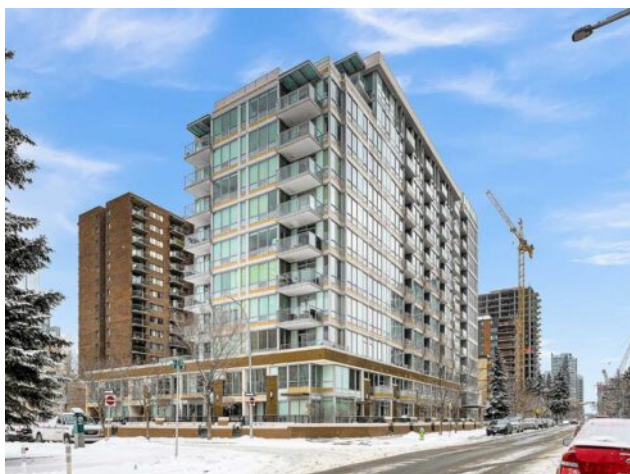


815, 626 14 Avenue SW
Calgary, Alberta

MLS # A2293834



\$379,900

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	706 sq.ft.	Age:	2013 (13 yrs old)
Beds:	1	Baths:	1
Garage:	Enclosed, Parkade, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Ceramic Tile, Laminate

Sewer: -

Roof: Other

Condo Fee: \$ 511

Basement: -

LLD: -

Exterior: Brick, Concrete

Zoning: CC-MH

Foundation: -

Utilities: -

Features: Built-in Features, Closet Organizers, Open Floorplan, See Remarks

Inclusions: None

Welcome to Calla, a premier luxury residence in Calgary's sought-after Beltline. This beautifully designed 1 bedroom + den unit offers the perfect balance of style, function, and downtown convenience. The open-concept layout is complemented by high-end finishes, modern cabinetry, and expansive windows that fill the space with natural light. The versatile den provides the ideal work-from-home setup or additional storage, making this unit perfect for professionals or investors alike. The spacious primary bedroom and well-appointed living area create a comfortable and inviting atmosphere, while the sleek kitchen is designed for both everyday living and entertaining. Residents of Calla enjoy exceptional amenities including a fully equipped fitness centre, yoga studio, steam room, and concierge service. Located just steps from Calgary's best restaurants, cafés, shopping, and green spaces, this is urban living at its finest.