\$355,000 - 1608, 135 13 Avenue Sw, Calgary

MLS® #A2254276

\$355,000

1 Bedroom, 1.00 Bathroom, 640 sqft Residential on 0.00 Acres

Beltline, Calgary, Alberta

Perched high on the 16th floor of Colours in Calgary's vibrant Beltline, this stylish end unit offers an urban lifestyle wrapped in unforgettable views. Floor to ceiling windows flood the open layout with natural light while framing iconic cityscapes including the Calgary Tower and Stampede grounds. The modern kitchen blends design with function, featuring stone counters, stainless steel appliances, a peninsula island with seating and direct access to the balcony where summer barbeques can be enjoyed against a skyline backdrop. The dining area is perfectly positioned to take in the twinkling lights of downtown while the adjacent living room provides a relaxing retreat with ever-changing vistas. A private bedroom pairs with a 4-piece bathroom finished with stone counters and in-suite laundry adds everyday convenience. Polished concrete floors, central air conditioning and secure heated underground parking enhance comfort and style. From your balcony, watch fireworks light up the sky and soak in Calgary's energy from a personal vantage point. Outside the building's door, discover one of the city's most dynamic neighbourhoods with premier dining, pubs, coffee shops and shopping steps away, along with Central Memorial Park, Haultain Park tennis courts, the Stampede grounds and the nightlife of 17th Avenue. With pet-friendly and short-term rental friendly policies upon board approval, Colours is a community that embraces flexibility. This residence balances design,







comfort and location, offering a truly connected downtown lifestyle!

Built in 2009

Essential Information

MLS® # A2254276 Price \$355,000

Bedrooms 1

Bathrooms 1.00

Full Baths 1

Square Footage 640
Acres 0.00

Year Built 2009

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 1608, 135 13 Avenue Sw

Subdivision Beltline
City Calgary
County Calgary
Province Alberta
Postal Code T2R 0W8

Amenities

Amenities Bicycle Storage, Elevator(s), Secured Parking, Snow Removal

Parking Spaces 1

Parking Heated Garage, Parkade, Underground

Interior

Interior Features Breakfast Bar, High Ceilings, Open Floorplan, Soaking Tub, Stone

Counters

Appliances Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window

Coverings

Heating Baseboard, Natural Gas, Hot Water

Cooling Central Air

of Stories 22

Exterior

Exterior Features Balcony
Lot Description Views

Roof Tar/Gravel

Construction Concrete, Glass, Metal Siding

Foundation Poured Concrete

Additional Information

Date Listed September 5th, 2025

Days on Market 60

Zoning CC-COR

Listing Details

Listing Office Royal LePage Solutions

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