

# \$739,900 - 401, 535 10 Avenue Sw, Calgary

MLS® #A2127876

**\$739,900**

1 Bedroom, 2.00 Bathroom, 1,608 sqft  
Residential on 0.00 Acres

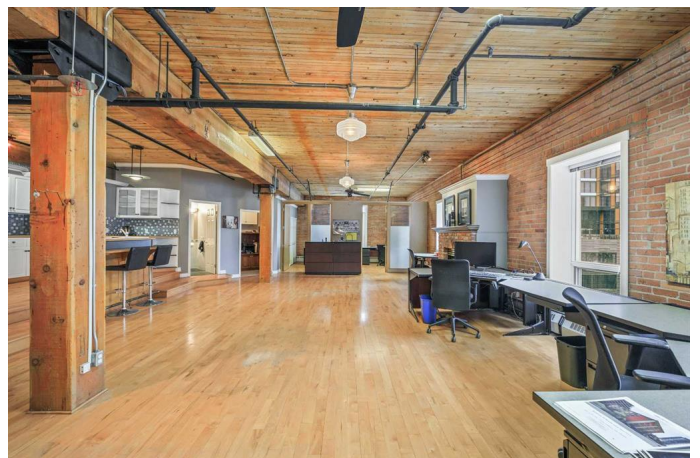
Beltline, Calgary, Alberta

Live/Work Options in this Historic Loft!  
Amazing rare opportunity for either loft style living at its finest or a tremendous work space for a low traffic business. Either way you will be inspired by this historic brick loft designed space in the Hudson. Located on 10th Ave and 5th St SW, whether for business or personal use, a great location - convenient to downtown. There are 2 parking stalls. One titled underground stall and one assigned surface stall that stays with the unit. There is an additional separate storage locker as well. The unit is a large 1 bedroom with a full ensuite and the rest of the space is wide open with an additional half bathroom. Currently configured for a work space with temporary walls to create work areas. The master bedroom is the conference room. If you want to be inspired by historic design, need an amazing location, want space, and looking for 2 parking spots... don't miss this rare opportunity!

Built in 1909

## Essential Information

MLS® #	A2127876
Price	\$739,900
Bedrooms	1
Bathrooms	2.00
Full Baths	1
Half Baths	1



Square Footage	1,608
Acres	0.00
Year Built	1909
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

### **Community Information**

Address	401, 535 10 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 0A8

### **Amenities**

Amenities	Elevator(s), Secured Parking, Service Elevator(s), Storage
Parking Spaces	2
Parking	Parkade, Stall, Titled, Underground

### **Interior**

Interior Features	No Animal Home, No Smoking Home, High Ceilings
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	5

### **Exterior**

Exterior Features	None
Roof	Tar/Gravel
Construction	Brick
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 1st, 2024
Days on Market	343
Zoning	DC (pre 1P2007)

### **Listing Details**

Listing Office RE/MAX Realty Professionals

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.