

# \$275,000 - 1605, 325 3 Street Se, Calgary

MLS® #A2206372

## \$275,000

1 Bedroom, 1.00 Bathroom, 554 sqft  
Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Live high up on the 16th floor with gorgeous views, super low condo fees (\$386/mo.) and walk to everything you need! This unit has in-suite laundry, comes with a titled underground parking stall, has amazing views of the river, the Calgary Tower, Saddledome and the downtown lights! This unit is in excellent condition AND is dog & cat friendly! It has updated laminate flooring (no carpet!), maple cabinets, granite counters in the kitchen and bathroom and an open plan framed by views of Calgary's downtown! Your incredibly low condo fees include heat, professional management, concierge service plus overnight security, and access to a gym! Also, there is a handy bike storage room right next to the front entrance for when you want to go bike riding along the Bow River, steps from your door! Talk about LIFESTYLE – you can walk to Superstore for all your groceries and more, the Central Library, the Plus15 network, Stephen Avenue and the CORE shopping centre to name a few. And of course, all the cafes and restaurants your heart desires! If you want to experience the true Calgary lifestyle on a friendly budget that won't break the bank, this IS the ONE!

Built in 2010

## Essential Information

MLS® #	A2206372
Price	\$275,000



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	554
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	1605, 325 3 Street Se
Subdivision	Downtown East Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 0T9

### **Amenities**

Amenities	Elevator(s), Parking, Recreation Facilities, Fitness Center
Parking Spaces	1
Parking	Parkade, Stall, Titled, Underground, Secured

### **Interior**

Interior Features	Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	19

### **Exterior**

Exterior Features	Balcony
Roof	Tar/Gravel
Construction	Concrete, Metal Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed March 29th, 2025

Days on Market 5

Zoning CC-ET

### **Listing Details**

Listing Office RE/MAX First

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