

# \$344,900 - 203, 123 4 Street Ne, Calgary

MLS® #A2209101

**\$344,900**

2 Bedroom, 1.00 Bathroom, 554 sqft

Residential on 0.00 Acres

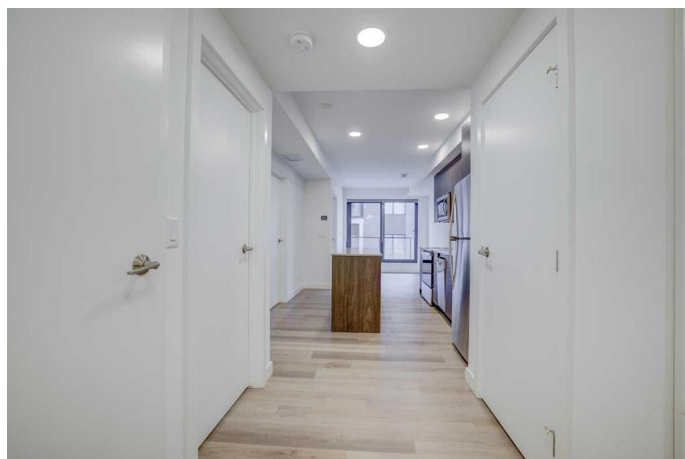
Crescent Heights, Calgary, Alberta

| 2 BEDS | 1 BATH | AIRBNB FRIENDLY | TITLED UNDERGROUND PARKING | MINUTES TO DOWNTOWN | Welcome to ERA by Minto, a modern and AirBnB-friendly building located in the heart of Crescent Heightsâ€”just minutes from downtown Calgary and the Bridgeland CTrain station! This open-concept 2-bedroom, 1-bathroom condo offers a sleek kitchen featuring stainless steel appliances, a central island, and in-suite laundry for your convenience. The bright living area features sliding doors that open onto the large covered west-facing balcony. Enjoy the added convenience of a titled underground parking stall, keeping your vehicle secure year-round. The building also boasts an incredible rooftop patio with fire-pits, BBQs, dining and lounge areasâ€”all with breathtaking views of downtown Calgary. Whether you're a first-time buyer, investor, or looking for a short-term rental opportunity, this unit checks all the boxes. Call your favourite agent for a showing today!

Built in 2023

## Essential Information

MLS® #	A2209101
Price	\$344,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1



Square Footage	554
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	203, 123 4 Street Ne
Subdivision	Crescent Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 8K3

### Amenities

Amenities	Elevator(s), Visitor Parking
Parking Spaces	1
Parking	Stall, Titled, Underground

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Fan Coil
Cooling	None
# of Stories	13

### Exterior

Exterior Features	Other
Construction	Concrete, Metal Siding

### Additional Information

Date Listed	May 7th, 2025
Days on Market	45
Zoning	DC

### Listing Details

Listing Office	eXp Realty
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