

\$550,000 - 302, 1212 13 Street Se, Calgary

MLS® #A2264293

\$550,000

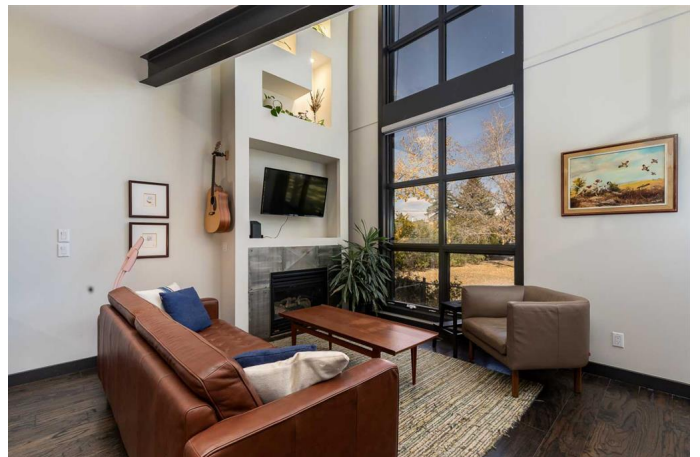
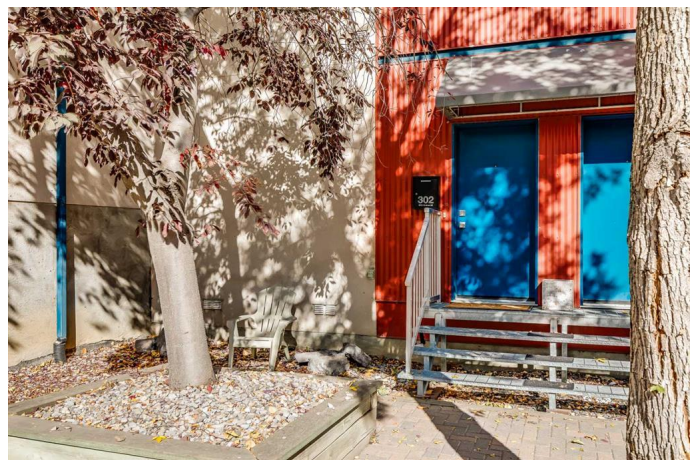
1 Bedroom, 3.00 Bathroom, 1,068 sqft
Residential on 0.00 Acres

Inglewood, Calgary, Alberta

Experience the best of city living in this stylish live/work loft townhouse perfectly situated in one of the city's most vibrant urban neighborhoods. Backing directly onto a beautiful park, this home offers a rare combination of natural serenity and modern convenience. Step inside to discover a bright, open-concept main floor with soaring ceilings designed for both comfort and style. The well appointed kitchen provides the perfect space for entertaining or daily meals. The living area flows effortlessly to the deck overlooking the park, perfect for morning coffee, evening drinks, or simply soaking up the peaceful surroundings. Upstairs, the lofted bedroom space provides an airy retreat with modern character and urban charm. The upper level has a full bath and spacious dressing area / flex space for added convenience. The finished basement adds valuable flexibility, ideal for a home office, gym, or guest space with another full bath, while garage parking ensures convenience year-round. Located in a highly walkable neighborhood, you'll enjoy unique shops, local restaurants, and lively bars just steps from your door. With easy access to downtown, main roads, and river pathways, this home connects you to everything the city has to offer while giving you a quiet escape at the edge of the park.

Built in 2001

Essential Information



MLS® #	A2264293
Price	\$550,000
Bedrooms	1
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,068
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	302, 1212 13 Street Se
Subdivision	Inglewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 5R3

Amenities

Amenities	None
Parking Spaces	3
Parking	Single Garage Detached
# of Garages	1

Interior

Interior Features	Built-in Features, High Ceilings, Open Floorplan
Appliances	Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space, Low Maintenance Landscape
Roof	Membrane
Construction	Metal Siding, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	October 15th, 2025
Days on Market	7
Zoning	M-CG d82

Listing Details

Listing Office	RE/MAX Complete Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.