



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

780-831-7725
jackadmin@gpremax.com

2304, 433 11 Avenue SE
Calgary, Alberta

MLS # A2236499



\$349,900

Heating:	Baseboard	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 745
Basement:	-	LLD:	-
Exterior:	Concrete, Metal Siding , Stucco	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Elevator, Laminate Counters, Open Floorplan, Recessed Lighting, Track Lighting		
Inclusions:	N/A		

Welcome to the iconic ARRIVA in Calgary’s vibrant Beltline! This spacious 1-bedroom suite dazzles with floor-to-ceiling south-facing windows, framing jaw-dropping mountain and city skyline views. The open layout offers seamless flow, with a large walk-in closet and convenient cheater door to the bathroom. Cook in style with a sleek stainless steel kitchen, flat-panel cabinets, and a raised eating bar. Enjoy Miele in-suite laundry, a private balcony with BBQ gas line, titled underground parking, and extra storage. The building also offers guest suites and 24-hour security. Step out into Calgary’s most dynamic neighborhood—17th Ave, 4th Street, Inglewood, downtown, and transit are just minutes away. This is the perfect mix of comfort, style, and urban energy.