# \$329,000 - 2810, 1188 3 Street Se, Calgary

MLS® #A2251501

# \$329,000

1 Bedroom, 1.00 Bathroom, 505 sqft Residential on 0.21 Acres

Beltline, Calgary, Alberta

Spectacular South Views in this 1-Bedroom Layout . Luxury Living in The Guardian.

Welcome to your sky-high sanctuary in The Guardianâ€"Calgary's tallest residential tower. This stunning one-bedroom condo boasts south unobstructed, panoramic views of the Rocky Mountains, Calgary skyline, and breathtaking sunsets through floor-to-ceiling west-facing windows.

Offering the largest 1-bedroom floor plan in the building, this unit includes a built-in desk and bookshelf, kitchen island, and a spacious 110 sq ft balconyâ€"perfect for working from home or entertaining guests.

The modern kitchen features sleek cabinetry, integrated appliances, and undercabinet lighting, creating a clean, contemporary aesthetic. Wake up to sunrises over the Calgary Tower, and enjoy the comfort of central A/C during summer months.

Enjoy five-star amenities including:j24-hour concierge service, Secure titled underground parking. Fully equipped fitness centre, Workshop, Party room, Assigned storage locker

With a Walk Score of 94, you're steps from everything: Stampede LRT Station, Pixel Park, Sunterra Market, Music Mile & East Village Restaurants, cafés, and bike paths, The







## Elbow River and Stampede Grounds

Whether you're a working professional, an investor, or seeking a vibrant urban lifestyle, this home checks every box. Come book your private showing today!

#### Built in 2016

#### **Essential Information**

MLS® # A2251501 Price \$329,000

Bedrooms 1

Bathrooms 1.00 Full Baths 1

Square Footage 505

Acres 0.21 Year Built 2016

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

# **Community Information**

Address 2810, 1188 3 Street Se

Subdivision Beltline
City Calgary
County Calgary
Province Alberta
Postal Code T2G 1H8

## **Amenities**

Amenities Bicycle Storage, Elevator(s), Secured Parking, Visitor Parking, Fitness

Center, Storage, Workshop

Parking Spaces 1

Parking Stall, Underground

#### Interior

Interior Features Granite Counters, No Animal Home, No Smoking Home, Open

Floorplan, Soaking Tub

Appliances Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked,

Window Coverings, Built-In Range, Convection Oven, Induction Cooktop

Heating Fan Coil

Cooling Central Air

# of Stories 44

## **Exterior**

Exterior Features Balcony, Courtyard, Garden, Playground

Construction Concrete

#### **Additional Information**

Date Listed October 18th, 2025

Days on Market 21

Zoning DC (pre 1P2007)

# **Listing Details**

Listing Office Synterra Realty

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