

# \$288,800 - 1402, 1410 1 Street Se, Calgary

MLS® #A2231539

**\$288,800**

1 Bedroom, 1.00 Bathroom, 630 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

COME AND SEE THIS EXCEPTIONAL OPPORTUNITY TO LIVE IN THIS TREND SETTING DYNAMIC CONDO ON THE 14TH FLOOR OF THE SASSO BUILDING! One of the most well-designed one-bedroom condoâ€™s in this vibrant 18+ adult complex in the revitalized Cultural and Entertainment district of Beltline/ Victoria Park. This bright and open plan features nine-foot ceilings, air conditioning and floor to ceiling windows offering dramatic views! THE SPECIAL LEVY THAT WAS ASSESSED ON JUNE 12, 2025 FOR \$6,534.61 HAS BEEN PAID IN FULL BY THE SELLER. SEE RECEIPT AND DETAILS OF THE SPECIAL ASSESSMENT IN THE DOCUMENT SECTION OF THIS LISTING. The lights at night are magical. Large foyer with wall hooks, mirrored sliding closet doors and room for a bench. Spacious living/dining area that includes a â€™Cindy Crawfordâ€™ black electric chaise lounge and recliner with center console plus a wall mounted T.V. and shelving for your equipment. Door to the northwest covered balcony is perfect for summer entertaining with the included natural gas barbecue and patio chairs. Modern spacious kitchen with espresso tone cabinets and drawers, extended granite counter with eating bar and black appliances. The spacious bedroom features a full wall window looking out to the night lights and a wall mounted T.V. with storage shelf for your equipment. Walk through closet with cheater door to the four-piece bathroom. Sleek



modern bathroom with granite extended vanity, deep soaker tub/shower and tile floor. Convenient in suite laundry /storage room that includes the new (2024) stacking washer and dryer. Secure title parking stall #111 in the heated underground parkade. Assigned storage locker #106. Incredible amenities include including weekday concierge, theatre, a proper gym/fitness centre including weights, social rooms with pool table, sauna, hot tub, second floor rooftop patio and security personal. The location is second to none and perfect for singles or professionals and offers a walking score of 95% and a bike score of 94%. Great location located steps to the Stampede LRT Station and the Stampede Grounds, that include year-round entertainment at the BMO Centre and Saddledome. Shoppers Drug Mart and Sunterra Market are at the base of the complex. Shopping and incredible dining are all within walking distance on 17th Avenue and beyond. A quick 10-minute walk to the MNP Community Sports Centre and the Elbow River Pathways. This condo with titled parking stall has an assessed value of \$310,500.00 from the City of Calgary.

Built in 2005

### **Essential Information**

MLS® #	A2231539
Price	\$288,800
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	630
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit

Status	Active
--------	--------

## Community Information

Address	1402, 1410 1 Street Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G5T7

## Amenities

Amenities	Elevator(s), Fitness Center, Party Room, Secured Parking, Trash, Visitor Parking, Recreation Facilities, Sauna, Spa/Hot Tub
Parking Spaces	1
Parking	Parkade, Underground

## Interior

Interior Features	French Door, Granite Counters, High Ceilings, No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	Central Air
# of Stories	24

## Exterior

Exterior Features	Balcony
Construction	Concrete
Foundation	Poured Concrete

## Additional Information

Date Listed	June 16th, 2025
Days on Market	52
Zoning	DC

## Listing Details

Listing Office	RE/MAX First
----------------	--------------

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