

\$319,900 - 308, 108 13 Avenue Ne, Calgary

MLS® #A2249129

\$319,900

2 Bedroom, 2.00 Bathroom, 638 sqft
Single Family

Crescent Heights, Calgary, Alberta

Welcome to Unit 308, an inviting and stylish 2-bedroom, 2-bathroom condo perfectly situated in Crescent Heights. This bright, open-concept home blends modern design with everyday functionality, featuring expansive windows that fill the space with natural light, sleek LVP flooring, and a fresh, neutral palette. The contemporary kitchen is equipped with stainless steel appliances, quartz countertops, and sleek, flat-panel cabinetry with generous storage—ideal for cooking, entertaining, or enjoying a quiet meal at home. The spacious living and dining area opens to a private balcony, perfect for morning coffee or evening relaxation. The primary suite includes a large closet and a stylish 4-piece ensuite, while the second bedroom is well-sized with its own adjacent full bath—offering ideal separation for guests, roommates, or a home office. Additional highlights include in-suite laundry, secure parking, and a stunning rooftop terrace to enjoy the beautiful panoramic downtown and mountain views. Located in a boutique building just steps from caf s, restaurants, shops, river pathways, and city transit, this home delivers the ultimate urban lifestyle—whether you re a first-time buyer, downsizer, or investor. (id:6289)

Built in 2017

Essential Information



Listing #	A2249129
Price	\$319,900
Bedrooms	2
Bathrooms	2.00
Square Footage	638
Year Built	2017
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	308, 108 13 Avenue Ne
Subdivision	Crescent Heights
City	Calgary
Province	Alberta
Postal Code	T2E7Z1

Amenities

Amenities	Shopping
Features	Parking
Parking Spaces	1

Interior

Appliances	Refrigerator, Range - Electric, Dishwasher, Microwave Range Hood Combo, Window Coverings, Washer & Dryer
Heating	Electric, Natural gas In Floor Heating
Cooling	None
# of Stories	6

Exterior

Exterior	Composite Siding, Concrete, Metal
Construction	Poured concrete
Foundation	Poured Concrete

Listing Details

Listing Office	Real Broker
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Listing information last updated on November 3rd, 2025 at 3:01am CST