



**DJ Golden**  
**REAL ESTATE**

**780-897-4003**  
dj@djgolden.com

**2504, 901 10 Avenue SW**  
**Calgary, Alberta**

**MLS # A2196711**



**\$485,000**

<b>Division:</b>	Beltline		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-High-Rise (5+)		
<b>Size:</b>	764 sq.ft.	<b>Age:</b>	2016 (9 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Stall, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 655
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Metal Frame, Stone	<b>Zoning:</b>	CC-X
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Open Floorplan, See Remarks		

**Inclusions:** Furniture can be included if buyer is interested

BRAND NEW FLOORING THROUGHOUT THE ENTIRE UNIT, Looking for a bright, modern corner unit on the 25th floor with stunning mountain, river, and city views? This 2 Bed + Den, 2 Bath condo at Mark on 10th features a large floor plan wrapped in glass for exceptional brightness. The den offers a perfect office or reading space overlooking the Beltline. Mark on 10th is renowned for its top-tier amenities and prime location. Enjoy a spacious kitchen, or explore 17th Ave's dining and nightlife within a 10-minute walk. The building boasts a bike room, guest suite, and a large outdoor terrace. The top floor includes a steam and infrared sauna, gym, two-level owner's lounge, outdoor BBQ, tanning area, and a gas fire pit, not to mention a ROOFTOP HOTUB. Safety features include cameras, concierge, security, separate resident parking, bike storage, and anti-pry doors for storage lockers. With three elevators, your comfort is ensured. Experience the ultimate inner-city lifestyle at Mark on 10th!