

FOR RENT CITY VIEW MANOR

#101, 1107 - 15 AVENUE SW



GREAT CORNER UNIT

INNER CITY LIVING. CONVENIENT LIVING AT ITS BEST

AREA: 882 SQ.FT. BEDROOMS: 2 BEDROOMS BATHROOMS: 1 Full Bath
 MONTHLY RENT: **\$1900.00** PARKING: Secured Carport INCLUDED: Heat, Water & Electricity, Storage Locker
Internet & Cable !

“BELTLINE IS THE BEST NEIGHBORHOOD IN CALGARY”

Fantastic Corner Main Floor unit! No elevator waits, safe and quiet tree-lined street yet close to the hub of 17 Avenue Lifestyle Living!

Whether you are a single, a couple, roommates...a professional working downtown, freelancer, retired or whatever your situation is...you can drive, jog, walk or bus downtown - whatever you feel like that day... Restaurant cuisine options of every kind just at your doorstep when you don't feel like cooking. And when you do, that large spacious kitchen with ample cabinet space has everything you need for that healthy home cooked meal and that glass of red wine, BBQing, or just people-watch on your spacious patio.

The lifestyle options this home offers are endless - everything on a wish list to call home: almost 900 square feet consisting of: 2 bedrooms, 1 fully renovated bathroom with soaker tub with rain shower head, blown-glass sink. The kitchen is professionally designed with stainless steel appliances and upgraded silk granite sink..

Central and strategically located; 1 block to Good Earth Cafe, steps to 17th Ave and easy walk to Downtown core and new C-Train line. THE PARKING IS SECURED AND COVERED. All major bus routes surround this gem of a building. Can't get any better! Lifestyle living at its Best! Hurry up before its gone! A CONCRETE BUILDING means you can't hear footsteps above you, inconsiderate neighbours streaming music next door at midnight, or some sounds that you don't want to hear but would normally hear in a wood frame !



ROMANIA LEO

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www.rpmace.ca

403.816.2308



Each Office Independently Owned and Operated.

Broker: Real Property Management Central 824 - 24th Ave SE Calgary, AB

FULLY FURNISHED FLEX TERMS



LIFE HAPPENS

SHORT TERM. LONG TERM. WHATEVER TERM.

ALL YOU NEED IS YOUR SUITCASE.

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avenue

CITY & LIFE

RESTAURANTS & FOOD

SHOPPING & STYLE

Best Neighbourhoods / Calgary's Best Neighbourhoods 2018 / Beltline is the Best Neighbourhood in Calgary

Beltline is the Best Neighbourhood in Calgary

The inner-city community scores high across the board to be the topped ranked neighbourhood in Avenue Calgary's 2018 Best Neighbourhoods list.

BY SHELLEY ARNUSCH

Another year, another first-place ranking for the Beltline. The bustling inner-city community on the southern side of downtown has gotten pretty comfortable at the top, having reclaimed this year the first-place finish that it last achieved in 2016 and in 2015 after dipping into second in 2017.

Still, three first-place finishes in four years is what sports fans call a dynasty, and like the legendary dynasty teams, the Beltline's dominance can't be chalked up to one individual thing. Rather, it scores high in most of the characteristics survey respondents said makes an ideal 'hood: lots of great restaurants and cafés (14 of the 25 places on *Avenue's 2018 list of the city's best restaurants* are in the Beltline), two major supermarkets plus a handful of artisan markets and specialty grocers, inviting green spaces and play areas, a high level of walkability and myriad transit options (including public transit access and car-sharing services) that make owning a vehicle a choice, not a necessity. With a population of just over 23,000, the overwhelming majority of which lives in multi-family residences, the Beltline is just slightly less populous than the entire town of Cochrane. And so much human energy translates into vibrancy; even at rest the Beltline seems to hum.

Calgarians who came of age in the 1980s might recall a different kind of energy in the Beltline, when it was home to the infamous Electric Avenue, a stretch of 20-some bars along 11th Avenue S.W. between 4th and 8th streets. If that's what you think of then you might recoil from the idea of the Beltline as a desirable place to live for anyone other than party-hardy twentysomethings. But the current reality is that the Beltline is desirable for respondents across the demographic spectrum, including seniors and those raising families.



**SOME OF
BELTLINE'S
BEST
RESTAURANTS**

ANJU

MODEL MILK

**NATIVE TONGUES
TAQUERIA**

UNA PIZZA + WINE



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