



41 6 Street Calgary Alberta

\$417,500

Discover the perfect blend of size, location, and affordability in this exquisite residence that will fulfill all your desires. This remarkable two-level condo spans an impressive 1,235 square feet, is meticulously designed and offers 2 bedrooms, 2 bathrooms and secured underground parking. As you step inside, you will be greeted by an inviting atmosphere adorned with luxury vinyl plank flooring that graces the main level, creating a seamless flow throughout. The neutral color palette and large windows infuse the space with natural light, enhancing the ambiance of every room. Prepare to be captivated by the kitchen, a culinary haven that showcases granite counters, stainless steel appliances, a captivating slate tile backsplash, elegant wood cabinetry, a convenient double sink, a breakfast bar, and a fully stocked pantry. The spacious living area beckons you to unwind and immerse yourself in entertainment with the built-in surround sound speakers, while the expansive back patio terrace offers a haven for relaxation during the summer months. Fire up the gas-equipped BBQ and create cherished memories with friends and loved ones. For larger gatherings, a communal outdoor space above provides the perfect venue for unforgettable get-togethers. Completing the main level is a thoughtfully designed second bedroom, accompanied by an adjacent bathroom that is perfect for accommodating visiting guests. Ample storage options, including under-stair storage and a generous entry closet with stacking laundry facilities, ensure a clutter-free living environment. Venture to the top level, where you will discover the primary room, an oasis of tranquility and comfort. This spacious retreat offers abundant space for a king-sized bed, while the walk-through closet with organizers adds a touch of sophistication to your daily routine. The en-suite bathroom is a sanctuary of relaxation, fe...

Bedroom 10.00 Ft x 9.58 Ft
 Living room 16.33 Ft x 11.00 Ft
 Kitchen 10.17 Ft x 8.58 Ft
 Dining room 10.50 Ft x 8.92 Ft

4pc Bathroom 7.75 Ft x 5.58 Ft
 Laundry room 7.67 Ft x 8.08 Ft
 Primary Bedroom 14.50 Ft x 13.08 Ft
 4pc Bathroom 10.83 Ft x 9.75 Ft

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