



221 6 Avenue Calgary Alberta

\$209,900

Welcome to #1007, 221 6th Avenue SE--a fantastic opportunity in downtown Calgary's commercial core! This 727 Sq.Ft. condo is ideal for first-time buyers or investors, offering an unbeatable location steps from transit, shopping, restaurants, and entertainment. Enjoy breathtaking views of the Calgary Tower, and the downtown skyline from your huge south-facing balcony (27'3" x 8'1"), perfect for soaking up the sun or hosting friends. Inside, the open-concept layout is bright and inviting, featuring modern upgrades including newer cabinets, flooring, countertops, stove, and dishwasher. The primary bedroom is spacious (14'2" x 11'3"), and the unit includes a 4-piece bathroom, storage space, and a welcoming foyer. And, there's a large flex space for extra storage, a home office/den or your guests. This well-managed building offers 24-hour security, an on-site property manager, and an underground assigned parking stall for added convenience. Residents also enjoy free laundry and heating included in condo fees. Other amenities include an indoor court, fitness centre and rooftop deck. Located near Superstore, Bow Valley College, theatres, and vibrant nightlife, this condo offers a dynamic urban lifestyle. A great opportunity for those looking to own in the heart of downtown Calgary! (id:6769)

Living room 17.17 Ft x 15.67 Ft

Kitchen 8.33 Ft x 8.00 Ft

Primary Bedroom 14.17 Ft x 11.25 Ft

4pc Bathroom 8.83 Ft x 4.92 Ft

Foyer 9.67 Ft x 6.25 Ft

Storage 6.17 Ft x 5.25 Ft

Other 27.25 Ft x 8.08 Ft

Listing Presented By:



Originally Listed by:
Greater Property Group

<http://www.calgaryluxuryhomesearch.com/>



Real Estate Professionals Inc.

202, 5403 CROWCHILD TRAIL
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102
cm.mackenzie@shaw.ca