



## 42 6A Street Calgary Alberta

\$375,000

Welcome to this move in ready 2 bed 2 bath CORNER UNIT apartment with an AMAZING LOCATION in the heart of Bridgeland that boasts TWO UNDERGROUND PARKING STALLS, a storage locker & within walking distance to Bridgeland's most popular shops & restaurants. Units in this building rarely hit the market & this is arguably one of Calgary's most sought out apartment locations close to shopping, grocery stores, bars, restaurants, the Bridgeland C-Train, steps from the Bow River & walking distance to downtown. This well maintained corner unit rocks in floor heating, large windows for extra sunlight, quality Hunter Douglas blinds, hardwood flooring, 9 foot ceilings, a balcony that backs onto the private courtyard & an inviting layout with a bright kitchen that flows seamlessly into the dining room & large living room space. Down the hall you'll find the spacious primary bedroom with his & hers closets (that is correct, TWO CLOSETS!) & a 4 piece ensuite bathroom. Adjacent is the second bedroom & another 4 piece bathroom that also includes in suite laundry with high end Miele brand washer/dryer appliances. This excellent property is a rare to find apartment in Bridgeland with a 10/10 location! (id:6769)

Foyer 4.75 Ft x 3.67 Ft  
 Living room 18.00 Ft x 11.67 Ft  
 Kitchen 8.50 Ft x 8.42 Ft  
 Dining room 9.25 Ft x 8.33 Ft  
 Primary Bedroom 14.42 Ft x 10.42 Ft

4pc Bathroom 8.33 Ft x 4.92 Ft  
 Bedroom 11.42 Ft x 8.83 Ft  
 Laundry room 2.50 Ft x 2.50 Ft  
 4pc Bathroom 8.33 Ft x 4.92 Ft  
 Other 10.92 Ft x 5.75 Ft

Listing Presented By:



Originally Listed by:  
 Grassroots Realty Group

<http://www.realtyaces.ca/>



**Real Estate Professionals Inc.**

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

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