



## 6118 80 Avenue Calgary Alberta

\$399,999

Welcome to this exceptional, 2023 newly built apartment at 6118 80 Avenue NE, #2107, where modern living meets ultimate convenience in one of Calgary's most sought-after neighborhoods. This beautifully designed 3-bedroom, 2-bathroom MAIN FLOOR CORNER unit is just one year old and offers a spacious, bright, and open-concept layout that truly stands out. Located on the main floor of a well-maintained, contemporary building, the apartment provides easy access without compromising on style or comfort. The living area is expansive, featuring a large living room that seamlessly flows into a dining area perfect for family gatherings or entertaining friends. The upgraded interior boasts elegant quartz countertops throughout, giving the kitchen and bathrooms a sleek, modern feel. The kitchen itself is well-appointed with ample cabinet space, high-quality finishes (cabinets to the ceiling height), upgraded appliances, and an efficient layout that will make meal prep a joy. The master bedroom is a true retreat, with plenty of space for a king-sized bed and a private, spa-like ensuite featuring a standing shower, while the additional two bedrooms are perfect for children, guests, or a home office. One of the standout features of this home is the convenience of titled underground parking, ensuring you have a secure, designated spot in all seasons. The property's location is a true gem -- just steps away from Saddle Town LRT Station, you'll enjoy effortless access to transportation, making commuting a breeze. And, for those who prefer to walk, everything you need is right at your doorstep. Within walking distance, you'll find a wealth of amenities, including Shoppers Drug Mart, grocery stores, a variety of restaurants, schools, parks, and other essential services. This is a vibrant, family-friendly neighborhood where you can leave your car at home and easily access everything yo...

3pc Bathroom 7.83 Ft x 5.00 Ft

4pc Bathroom 5.50 Ft x 7.58 Ft

Bedroom 9.25 Ft x 12.00 Ft

Bedroom 10.50 Ft x 12.00 Ft

Dining room 9.25 Ft x 13.17 Ft

Kitchen 8.08 Ft x 8.33 Ft

Living room 11.83 Ft x 13.17 Ft

Primary Bedroom 12.17 Ft x 10.42 Ft

Listing Presented By:



Originally Listed by:  
eXp Realty



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