

1805, 1078 6 Avenue SW
Calgary, Alberta

MLS # A2307695



\$414,000

Division:	Downtown West End		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	1,019 sq.ft.	Age:	2004 (22 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 790
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Granite Counters		

Inclusions: All furnishings

2 bedroom, 2 bathroom, two underground parking spaces, weight room and pool and hot tub. Welcome to Riverwest, this Downtown West End building is just steps from the Bow River pathway and Kensington. This unit sits perched with views of the Bow River and the river valley. Well laid out floor plan for this unique building. The primary bedroom can fit a king bed and two side tables while the second bedroom will fit a queen bed. The floor plan includes a kitchen with centre island overlooking the dining area and flows directly on to the living room. Included are floor-to-ceiling windows and a cozy gas fireplace. This unit has been updated with fresh paint throughout. The building boasts heated, secure underground parking and a fitness centre, pool and hot tub, party lounge and recreation area. Concierge services daily during the week and onsite security seven days a week. One of the better floor plans in this size in the building.