

2910, 930 6 Avenue SW  
Calgary, Alberta

MLS # A2157324



## \$363,800

<b>Division:</b>	Downtown Commercial Core		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	High-Rise (5+)		
<b>Size:</b>	560 sq.ft.	<b>Age:</b>	2017 (7 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Guest, Heated Garage, Parkade, Secured, Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Fan Coil	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Tar/Gravel	<b>Condo Fee:</b>	\$ 444
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Mixed	<b>Zoning:</b>	CR20-C20/R20
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	No Animal Home, No Smoking Home, Quartz Counters, Recreation Facilities, Walk-In Closet(s)		

**Inclusions:** n/a

Available Immediately!! Discover your dream home in this sleek, rare, highly sought-after South-facing 1-bedroom, 1-bathroom condo in Calgary's vibrant Downtown West End. Nestled on the 29th floor, this bright and modern condo offers breathtaking city views that create a tranquil and inspiring living space. Built in 2017, this condo is designed with elegance and features an open-concept layout, premium finishes, 9-foot high ceilings, and large windows that flood the space with natural light. The condo's light color palette enhances the airy ambiance, making it the perfect urban retreat. Location is key! Situated in the heart of Calgary, this condo offers unmatched convenience with its proximity to transit, including being in the free fare C-Train Zone. You're just steps away from the lively 17th Avenue and Kensington district, where you'll find boutique shops, fine dining, and entertainment. Plus, you're a short walk from the serene Bow River, Princess Island Park, and numerous walking trails, offering a perfect balance of city life and nature. Residents enjoy first-class amenities such as a modern fitness center, yoga room, professional boardroom, and a cozy Owners' Lounge. The building also offers secured parking and concierge services, ensuring convenience and peace of mind. This eco-friendly and energy-efficient condo is a testament to sustainable living without compromising on style. This isn't just a condo; it's a lifestyle for those who crave the energy of downtown living combined with the calm of nature. Embrace this unique urban oasis today!