



407, 1121 6 Avenue SW, Calgary, Alberta - \$318,000



Main Photo

Property Description

This bright and spacious 2 bedroom, 2 bathroom condo offers the perfect blend of comfort, convenience, and vibrant downtown living. Situated in the highly sought-after West End of Downtown, you'll love being just steps to the Bow River pathways, LRT, shops, and restaurants—all while enjoying the peace of a well-established concrete building.

The open-concept floor plan features a generous living room with sliding doors that lead to a sunny southwest-facing balcony, complete with a BBQ gas line—ideal for summer evenings. The functional kitchen provides ample cabinetry, a breakfast bar, and all appliances included. A large primary suite offers a full 4-piece ensuite and spacious closet, while the second bedroom, 3-piece bath, and convenient in-suite

laundry room complete the layout.

This home also comes with a heated, titled underground parking stall for your comfort year-round.

Residents enjoy access to fantastic building amenities, including a well-equipped fitness centre, party room, and recreation room, plus the convenience of a weekday concierge service.

With its unbeatable location, amenities, and layout, this property is an excellent choice for downtown professionals, first-time buyers, or savvy investors looking for long-term value.

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