# \$322,900 - 1018, 1111 6 Avenue Sw, Calgary

MLS® #A2250824

## \$322,900

2 Bedroom, 1.00 Bathroom, 693 sqft Residential on 0.00 Acres

Downtown West End, Calgary, Alberta

Welcome to downtown living on the west end at TARJAN PLACE! This bright 2-bed, 1-bath END UNIT makes the most of its east & south exposureâ€"morning coffee and sunny afternoons on your private balcony with BBQ gas hookup, yes please! Inside, you'II love the easy-care vinyl plank flooring, cozy gas fireplace for winter nights, and a sleek kitchen with newer KITCHEN AID, STAINLESS STEEL appliances. Both bedrooms are well-sized, the 4-pc bath is tidy and functional, and there's FULL SIZED, in-suite laundry for the win. The building itself adds to your comfort with the convenience of a concierge and the security of a heated underground parking stall just for you. You'll also love the secured package delivery room, bike storage and spacious fitness centre. Step outside and you're only minutes from the C-Train, Bow River pathways, coffee shops, and all the energy of Calgary's downtown core. Additional highlights include a freshly updated lobby, low condo fee with ALL UTILITIES included and hang on..... FRONT ROW SEATING on your own balcony for the Calgary Stampede Parade every July!

Whether you're starting out, downsizing, or simply looking for a place with personality and warmth in a premier west-end location boasting quick access in/out of downtown, this fantastic condo is ready to welcome you home. Don't miss the virtual tour under the film reel in the top left corner - call your favourite







#### Built in 2005

## **Essential Information**

MLS® # A2250824 Price \$322,900

Bedrooms 2
Bathrooms 1.00
Full Baths 1
Square Footage 693

Acres 0.00 Year Built 2005

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

# **Community Information**

Address 1018, 1111 6 Avenue Sw

Subdivision Downtown West End

City Calgary
County Calgary
Province Alberta
Postal Code T2P 5M5

#### **Amenities**

Amenities Bicycle Storage, Elevator(s), Fitness Center, Parking, Secured Parking

Parking Spaces 1

Parking Heated Garage, Secured, Titled, Underground

# Interior

Interior Features Ceiling Fan(s), Closet Organizers, Kitchen Island, No Smoking Home

Appliances Dishwasher, Electric Stove, Range Hood, Washer/Dryer, Window

Coverings

Heating Baseboard, Fireplace(s), Hot Water

Cooling Window Unit(s)

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas, Living Room, Mantle

# of Stories 20

## **Exterior**

Exterior Features Balcony, BBQ gas line, Private Entrance

Roof Tar/Gravel

Construction Brick, Concrete

#### **Additional Information**

Date Listed August 22nd, 2025

Days on Market 1

Zoning DC (pre 1P2007)

# **Listing Details**

Listing Office CIR Realty

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