

# \$419,000 - 309, 1108 6 Avenue Sw, Calgary

MLS® #A2208500

**\$419,000**

2 Bedroom, 2.00 Bathroom, 1,087 sqft

Residential on 0.00 Acres

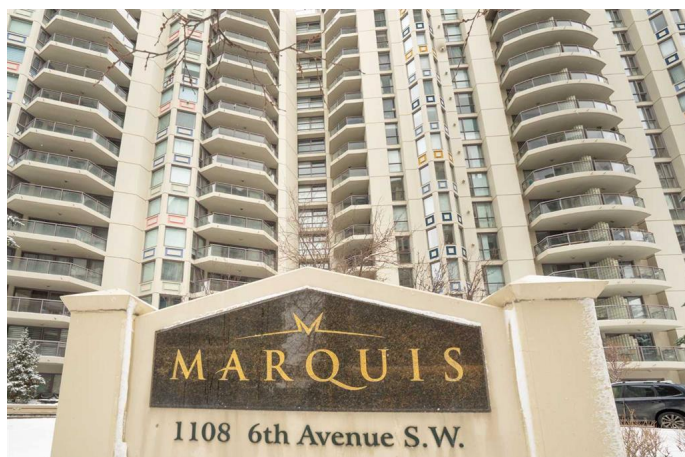
Downtown West End, Calgary, Alberta

Welcome to Marquis...Prestigious Apartment Building steps away from Downtown & C-Train Station! This Fabulous 2 Bedrooms, 2 Baths Unit offers more than Sunny South Facing & 1,087 sq.ft. of Fine Living Space, Bright Open Floor w/ Floor to Ceilings Windows & Laminated Floors throughout, Sunny Living Rm w/ Cozy Fireplace, Maple Kitchen w/ Beautiful Granite Counters, Elegant Backsplash, Loads of Cabinets & Tile Floors, Spacious Master Bedroom w/ His & Hers Closet, 4 pc Ensuite & Storage, Second Bedroom adjacent to 3 pc Main Bath, In-Suite Laundry. This Unit comes w/ 1 Titled Underground Parking & Storage Locker. This Well Maintained Complex features Luxurious Amenities: Gym w/ Latest Equipment, Whirlpool, Party Rm & Ample Indoor Visitor Parking. Superb Location only Steps to Princess Island Park, Bow River Pathway, Trendy Kensington, Downtown Offices & Shopping. Perfect Opportunity to own this Beauty

Built in 2001

## Essential Information

MLS® #	A2208500
Price	\$419,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	1,087
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	309, 1108 6 Avenue Sw
Subdivision	Downtown West End
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 5K1

### Amenities

Amenities	Bicycle Storage
Parking Spaces	1
Parking	Titled, Underground

### Interior

Interior Features	Granite Counters, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	23
Basement	None

### Exterior

Exterior Features	Other
Roof	Asphalt/Gravel
Construction	Concrete
Foundation	Poured Concrete

### Additional Information

Date Listed	April 3rd, 2025
Days on Market	31
Zoning	DC

### **Listing Details**

Listing Office	RE/MAX Complete Realty
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