\$225,000 - 3306, 13045 6 Street Sw, Calgary

MLS® #A2234959

\$225,000

2 Bedroom, 1.00 Bathroom, 821 sqft Residential on 0.00 Acres

Canyon Meadows, Calgary, Alberta

Top Floor, 2 Bedroom 1 bath with insuite laundry. This condo has be tastefully updated and ready for its new owner with new flooring and new stainless appliances its the perfect turnkey unit. The floor plan has 2 generous sized bedrooms, including a walk in closet off the primary. The living room opens to the dining area which sides the kitchen and leads to a spacious laundry/pantry room. Neutral décor, maple cabinetry and new kitchen appliances. Underground parking, a storage locker and an on site fitness facility round out this terrific home. Walking distance to Fish Creek Park, the LRT, All Levels of Schools, Shopping, Rec Center with Pool & Tennis Courts, Walking Paths and more! A great place to call home.

Built in 1982

Essential Information

MLS® # A2234959 Price \$225,000

Bedrooms 2 Bathrooms 1.00

Full Baths 1

Square Footage 821

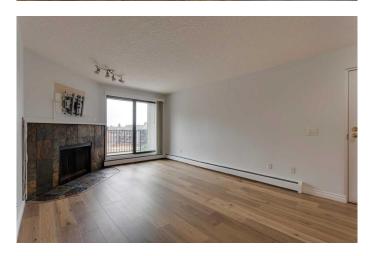
Acres 0.00

Year Built 1982

Type Residential Sub-Type Apartment







Style Single Level Unit

Status Active

Community Information

Address 3306, 13045 6 Street Sw

Subdivision Canyon Meadows

City Calgary
County Calgary
Province Alberta
Postal Code T2W 5H1

Amenities

Amenities Fitness Center, Recreation Room, Secured Parking

Parking Spaces 1

Parking Stall, Underground

Interior

Interior Features Breakfast Bar, Closet Organizers, Open Floorplan, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s),

Washer

Heating Baseboard, Natural Gas

Cooling None Fireplace Yes

of Fireplaces 1

Fireplaces Wood Burning

of Stories 3

Exterior

Exterior Features Balcony

Roof Asphalt Shingle

Construction Brick, Cedar, Wood Frame

Additional Information

Date Listed July 4th, 2025

Days on Market 20

Zoning M-C1

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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