

\$429,900 - 1, 221 6 Avenue Ne, Calgary

MLS® #A2221187

\$429,900

2 Bedroom, 1.00 Bathroom, 1,030 sqft

Residential on 0.00 Acres

Crescent Heights, Calgary, Alberta

Located in the long established inner-city community of Crescent Heights, this charming 2 bedroom, 1 bath townhome in a pet friendly 3 unit complex, offers over 1000 sq ft of living space on a quiet, tree-lined street. The open plan presents laminate floors showcasing a spacious living room with cozy fireplace & built-ins, dining area & kitchen thatâ€™s nicely finished with a peninsula/eating bar, crisp white cabinets & walk-in pantry. The very spacious primary bedroom provides a lower sitting area & very generous closet space while the second bedroom is perfect for guests or a home office set-up. A shared 4 piece bath also has space for linen storage. Other notable features include in-suite laundry & outside, an opportunity for the creative gardener to use a shared garden space. Parking is a breeze with one assigned parking spot in the double detached garage. The location is incredibly convenient â€“ steps to Rotary Park & close to scenic Bow River pathways, schools, shopping, public transit & walking distance to historic Bridgeland & downtown. Immediate possession is available!

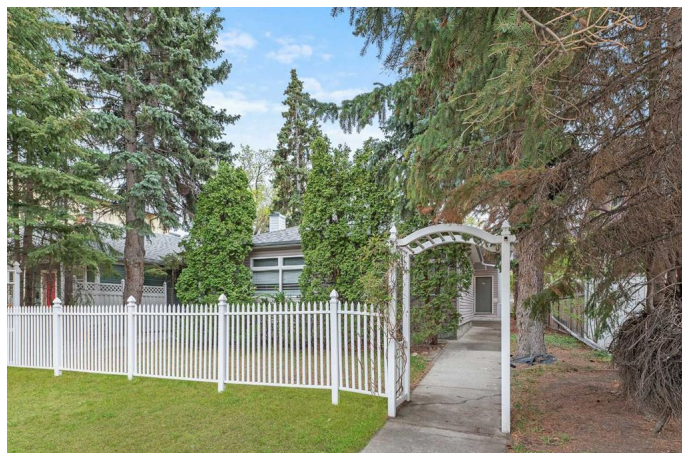
Built in 1995

Essential Information

MLS® # A2221187

Price \$429,900

Bedrooms 2



| | |
|----------------|---------------|
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 1,030 |
| Acres | 0.00 |
| Year Built | 1995 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 1, 221 6 Avenue Ne |
| Subdivision | Crescent Heights |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2E 0L8 |

Amenities

| | |
|----------------|----------------------------------|
| Amenities | Parking |
| Parking Spaces | 1 |
| Parking | Assigned, Single Garage Detached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Laminate Counters, Open Floorplan, Pantry, Recessed Lighting, Skylight(s), Soaking Tub |
| Appliances | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Basement | None |

Exterior

| | |
|-------------------|------------------|
| Exterior Features | Private Entrance |
|-------------------|------------------|

| | |
|-----------------|--------------------------|
| Lot Description | Back Lane, Landscaped |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 14th, 2025 |
| Days on Market | 1 |
| Zoning | M-CG |

Listing Details

| | |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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