

\$345,000 - 209, 1108 6 Avenue Sw, Calgary

MLS® #A2261272

\$345,000

2 Bedroom, 2.00 Bathroom, 1,094 sqft

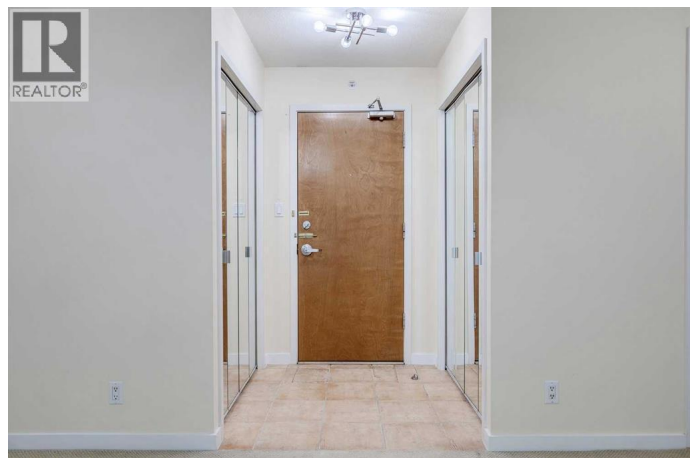
Single Family on 0.00 Acres

Downtown West End, Calgary, Alberta

If you purchase this home before October 31, the seller will replace all the flooring with vinyl plank similar to the style in the rendered image. Some restrictions apply. Welcome to The Marquis â€“ Unit 209, 1108 6th Ave SW. We love this part of the city for its walkability. In the heart of Calgaryâ€™s West End, youâ€™re steps from the river paths and only a five-minute walk to Kensington. Work downtown? You can walk anywhere from here, and the LRT Station is a block away to get you out of downtown without having to drive! This is a highly secure, well-managed building equipped with a range of amenities, including a fitness centre, meeting rooms, and guest suitesâ€”you name it. The unit is a two-bedroom, two-bathroom unit with in-suite storage and an extra locker. Youâ€™ve got two titled parking stalls (Tandem) and a wide-open floor plan that leads to a south-facing balcony, including a gas line for a BBQ. Thereâ€™s a breakfast bar, newer appliances, in-suite laundry, and an ensuite bath. Incidentally, both baths have heated floors as well (once youâ€™ve had them, you canâ€™t go back)! Itâ€™s a dynamite little unit in an unbeatable location. For more details and to see our 360 Virtual Tour, click the links below. (id:6289)

Built in 2001

Essential Information



Listing #	A2261272
Price	\$345,000
Bedrooms	2
Bathrooms	2.00
Square Footage	1,094
Acres	0.00
Year Built	2001
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	209, 1108 6 Avenue Sw
Subdivision	Downtown West End
City	Calgary
Province	Alberta
Postal Code	T2P5K1

Amenities

Amenities	Park, Playground, Recreation Nearby, Schools, Shopping, Exercise Centre, Party Room
Features	No Animal Home, No Smoking Home, Parking
Parking Spaces	2
Parking	Tandem, Underground

Interior

Appliances	Washer, Refrigerator, Oven - Electric, Dishwasher, Dryer, Microwave Range Hood Combo
Heating	Natural gas Baseboard heaters, In Floor Heating
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	17

Exterior

Exterior	Concrete
Construction	Poured concrete
Foundation	Poured Concrete

Listing Details

Listing Office

eXp Realty



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Listing information last updated on October 14th, 2025 at 1:46pm PDT