

613, 1020 9 Avenue SE
Calgary, Alberta

MLS # A2258873



\$389,900

Division:	Inglewood		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	846 sq.ft.	Age:	2019 (6 yrs old)
Beds:	2	Baths:	2
Garage:	Enclosed, Heated Garage, Off Street, Owned, Parkade, Secured, Stall, Titled,		
Lot Size:	-		
Lot Feat:	-		
Heating:	Central, Natural Gas		
Floors:	Tile		
Roof:	-		
Basement:	-		
Exterior:	Concrete		
Foundation:	-		
Water:	-		
Sewer:	-		
Condo Fee:	\$ 892		
LLD:	-		
Zoning:	C-COR1		
Utilities:	-		

Heating: Central, Natural Gas

Floors: Tile

Roof: -

Basement: -

Exterior: Concrete

Foundation: -

Features: Double Vanity, Elevator, Kitchen Island, Open Floorplan, Pantry, Quartz Counters

Inclusions: -

Set in Calgary's vibrant Inglewood, this contemporary condo delivers the perfect balance of convenience and comfort. This sunlit sixth-floor unit enjoys abundant natural light from its south-facing exposure. The open-concept design is anchored by sleek tiled floors and a stylish Euro kitchen, complete with a spacious sit-at island, premium appliances, and a five-burner gas range. A built-in dining table enhances the island's versatility, and the living room connects to a large south-facing patio with a gas line and clear views, great for entertaining or relaxing. The primary bedroom offers a five-piece ensuite with dual sinks, while a full bath serves the second bedroom. Extras include in-suite laundry, titled heated underground parking, a wash bay, secure bike storage, and a rooftop patio. With the Bow River, downtown, East Village, the Stampede Grounds, and the Saddledome just outside your door, you're connected to the best of both nature and city living. Main-floor amenities and daily essentials are right outside your door, while parks, schools, shopping, and dining are just minutes away.