

# \$339,900 - 1210, 930 6 Avenue Sw, Calgary

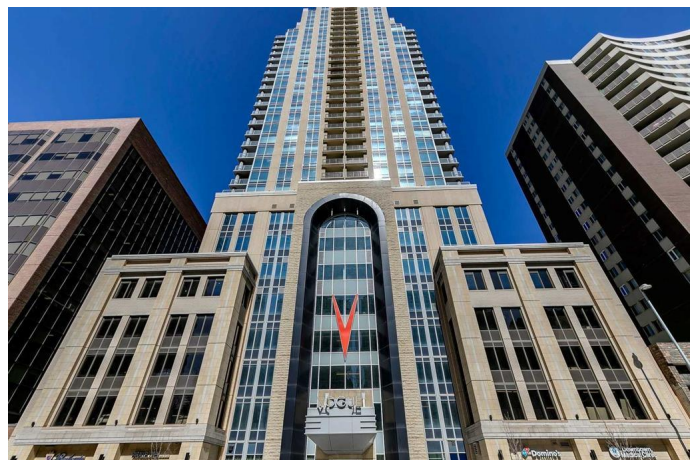
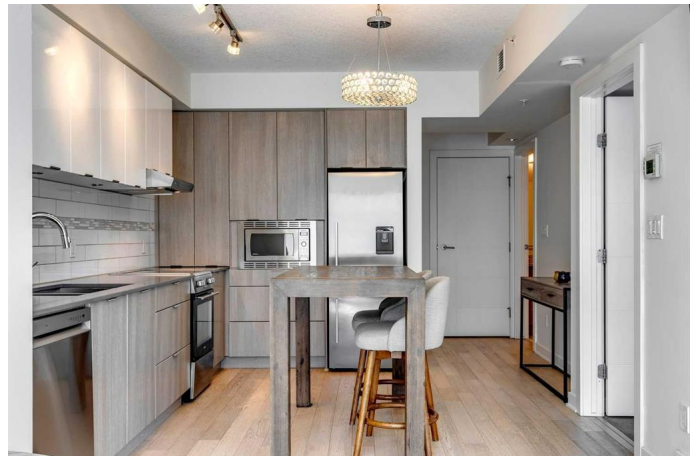
MLS® #A2120090

**\$339,900**

1 Bedroom, 1.00 Bathroom, 563 sqft  
Residential on 0.00 Acres

Downtown Commercial Core, Calgary, Alberta

Welcome to this charming one-bedroom suite in the prestigious Vogue building, centrally positioned in Calgary's vibrant West End. This concrete building is AIR CONDITIONED, and the structure of this building is still under warranty and was constructed by the highly esteemed LaCaille Group in 2017. This building is known for its excellent soundproofing and the developer has a great reputation in the industry. Conveniently located just a block away from the LRT, this property lands within the "TD free fare zone" meaning you can ride the train downtown at no cost. If you work downtown, this would equate to a free public transit commute. Furthermore, the downtown West End location affords unmatched proximity to Calgary's bustling cityscape, while also providing convenient access to the scenic Bow River, Princess Island Park, and the extensive network of bike pathways, catering to avid outdoor enthusiasts. Embrace the essence of city living with easy access to Kensington's eclectic array of shops, exquisite dining options, and dynamic cultural attractions. The suite itself is flooded with natural light throughout the day, the glossy kitchen cabinetry extends to the ceiling, and is one of the few layouts in the complex where the patio door is accessible from the living area. This original occupant suite has been meticulously cared for by one owner since conception, and pride of ownership is evident throughout. Freshly painted and cleaned, this turn key unit



is ready for quick possession and the underground parking stall is in a great location close to the elevator. Vogue epitomizes executive living, boasting an array of standout amenities including a grand lobby, full-time concierge service, a comprehensive fitness facility, recreational spaces such as ping pong and billiards rooms, a spacious party room with kitchen facilities, an exclusive owners' lounge, meeting rooms, bike storage, a dog wash area, and ample visitor parking. With secured visitor and underground parking facilities, as well as top-tier security measures, this condominium prioritizes safety and hassle-free living. This property would make a great choice for a first-time home buyer, student or executive rental.

Built in 2017

### **Essential Information**

|                |                |
|----------------|----------------|
| MLS® #         | A2120090       |
| Price          | \$339,900      |
| Sold Price     | \$335,000      |
| Bedrooms       | 1              |
| Bathrooms      | 1.00           |
| Full Baths     | 1              |
| Square Footage | 563            |
| Acres          | 0.00           |
| Year Built     | 2017           |
| Type           | Residential    |
| Sub-Type       | Apartment      |
| Style          | High-Rise (5+) |
| Status         | Sold           |

### **Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 1210, 930 6 Avenue Sw    |
| Subdivision | Downtown Commercial Core |
| City        | Calgary                  |
| County      | Calgary                  |

|             |         |
|-------------|---------|
| Province    | Alberta |
| Postal Code | T2P 1J3 |

## Amenities

|                |                                                                                                              |
|----------------|--------------------------------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Party Room, Recreation Room, Roof Deck, Secured Parking, Trash, Visitor Parking |
| Parking Spaces | 1                                                                                                            |
| Parking        | Parkade, Stall, Underground                                                                                  |

## Interior

|                   |                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Closet Organizers, Stone Counters                                                    |
| Appliances        | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | Fan Coil, Natural Gas                                                                                   |
| Cooling           | Central Air                                                                                             |
| # of Stories      | 36                                                                                                      |

## Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Balcony         |
| Construction      | Brick, Concrete |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2024 |
| Date Sold      | May 24th, 2024   |
| Days on Market | 43               |
| Zoning         | CR20-C20/R20     |
| HOA Fees       | 0.00             |

## Listing Details

|                |         |
|----------------|---------|
| Listing Office | Charles |
|----------------|---------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.