

\$299,999 - 1201, 6224 17 Avenue Se, Calgary

MLS® #A2142564

\$299,999

2 Bedroom, 2.00 Bathroom, 1,035 sqft

Residential on 0.00 Acres

Red Carpet, Calgary, Alberta

Welcome to this bright and sunny, END UNIT with stunning views and tasteful renovations. This is one of the BIGGEST units measuring at 1,035.2 square foot + a 185 sqft enclosed private balcony that is filled with windows and is South-Facing. This 2 bedroom, 2-bathroom home features In-unit Storage, In-unit laundry, a beautiful kitchen, ample space and much more! The open floor plan seamlessly connects the dining, living, and kitchen areas, enhanced by numerous windows that flood the space with sunlight.

The unit boasts two generously sized bedrooms, with the primary featuring a walk-in closet and ensuite bathroom. The second full bathroom is perfect for guests. Additionally there is a versatile flex area ideal for an office, or your own personal touch.

The sunny, south-facing enclosed balcony (185sqft), offers an additional storage area, a serene view of Elliston Park, complete with a lake and annual GLOBALFEST fireworks display. The neighborhood provides abundant green spaces, walking paths, schools, and the East Hills Shopping Centre, where you'll find Costco, Walmart, Cineplex, Sportchek, restaurants and more.

HEAT, WATER, and ELECTRICITY are included in the affordable condo fees. The unit also comes with an assigned outdoor parking stall and visitor parking for your family and friends. This fantastic property is perfect for



living or investment, as a drive to Downtown
Calgary is around 15 minutes. Come check it
out for yourself!

Built in 1999

Essential Information

MLS® #	A2142564
Price	\$299,999
Sold Price	\$311,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,035
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	1201, 6224 17 Avenue Se
Subdivision	Red Carpet
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t2a7x8

Amenities

Amenities	Other
Parking Spaces	1
Parking	Assigned, Stall

Interior

Interior Features	Ceiling Fan(s), Open Floorplan, Track Lighting, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Oven, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings

Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Other
Construction	Vinyl Siding, Wood Frame

Additional Information

Date Listed	June 21st, 2024
Date Sold	July 12th, 2024
Days on Market	22
Zoning	M-C2
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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