

# \$349,998 - 210, 1108 6 Avenue Sw, Calgary

MLS® #A2257199

**\$349,998**

2 Bedroom, 2.00 Bathroom, 942 sqft

Residential on 0.00 Acres

Downtown West End, Calgary, Alberta

Ideally located in the quiet west end of downtown, this renovated 2-bedroom, 2-bathroom unit in The Marquis offers nearly 1,000 sq ft of bright, open-concept living space. Just steps from the Bow River pathways and only 2 minutes to the C-Train (within the free fare zone). Features include granite countertops, new stainless steel appliances, vinyl plank flooring, a gas fireplace, and a south-facing, tree-lined balcony. The oversized primary bedroom includes a full ensuite and direct balcony access. The second bedroom is situated near the second full bathroom, ideal for guests or roommates. Additional conveniences include quick stair access (bypassing elevator wait times) and close proximity to the titled underground parking stall. Building amenities include a fitness center, yoga studio, party room, landscaped courtyard, secure bike storage, and visitor parking. Pet-friendly building (with board approval; under 20 lbs). Walkable location close to Kensington, river trails, cafes, restaurants, and downtown amenities.

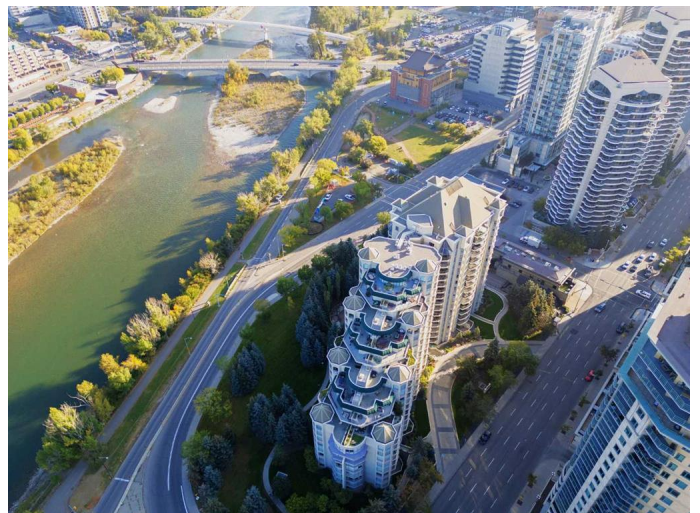
Built in 2001

## Essential Information

MLS® #                    A2257199

Price                     \$349,998

Bedrooms              2



Bathrooms	2.00
Full Baths	2
Square Footage	942
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	210, 1108 6 Avenue Sw
Subdivision	Downtown West End
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 5K1

### Amenities

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Secured Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Titled, Underground

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard, Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	17

### Exterior

Exterior Features	Balcony, Storage
Construction	Concrete

### Additional Information

Date Listed	September 19th, 2025
Days on Market	1
Zoning	DC (pre 1P2007)

## **Listing Details**

Listing Office	RE/MAX Realty Professionals
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