

# \$194,500 - 201, 2006 11 Avenue Sw, Calgary

MLS® #A2230866

**\$194,500**

1 Bedroom, 1.00 Bathroom, 474 sqft

Residential on 0.00 Acres

Sunalta, Calgary, Alberta

Discover Your Perfect Cozy Retreat!

Nestled on a charming one-way street, this beautiful one-bedroom condo offers effortless comfort and style.

Step inside, and you'll immediately feel the pride of ownership in every thoughtfully upgraded detail. The kitchen features, refrigerator, dishwasher, stove, microwave hood fan, European washer/dryer and Plentiful Maple cabinetry, while the bathroom boasts modern fixtures, a refreshed vanity with granite counters, and a deep soaker tub. The unit creates a crisp, inviting atmosphere, enhanced by the open-concept living space!

With south-facing windows, this unit is bathed in natural light, creating a warm and welcoming ambiance. Allergy-friendly flooring adds a sleek touch, complemented by distinctive and stylish light fixtures that give this home a unique character.

For those who rely on public transit, the location offers seamless access to transportation options- STEPS TO LRT. But if you have a vehicle, you're covered with a dedicated parking stall at the back.

An Amazing Opportunity!

Whether you're a first-time homebuyer seeking an affordable yet beautifully designed space or an investor looking for a promising rental property, this condo offers versatility. ONE OF THE FEW BUILDINGS YOU CAN AIRBNB!

Why rent when you can own this stunning condo? Don't wait! schedule a viewing today!



Built in 1977

### Essential Information

MLS® #	A2230866
Price	\$194,500
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	474
Acres	0.00
Year Built	1977
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	201, 2006 11 Avenue Sw
Subdivision	Sunalta
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C0P1

### Amenities

Amenities	Coin Laundry, Park, Laundry
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	Granite Counters, No Animal Home, No Smoking Home, Pantry, Soaking Tub, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Baseboard
Cooling	None
# of Stories	3

**Exterior**

Exterior Features	Balcony
Construction	Wood Frame

**Additional Information**

Date Listed	June 13th, 2025
Days on Market	1
Zoning	M-H1

**Listing Details**

Listing Office	CIR Realty
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