

# \$319,900 - 5304, 14645 6 Street Sw, Calgary

MLS® #A2232342

## \$319,900

2 Bedroom, 2.00 Bathroom, 878 sqft

Residential on 0.00 Acres

Shawnee Slopes, Calgary, Alberta

Come live at the top of the hill in Shawnee Slopes! This 878sqft 2 bedroom 1.5 bathroom has a great layout. 9ft ceilings and a spacious laundry room with loads of space for extra storage on top of the storage locker underground! Large master with walk through closet into a 4 piece ensuite. The kitchen overlooks the dining and living room complete with a gas fireplace. New dishwasher in 2020. This unit has 2 titled parking stalls in the heated underground parkade. Many amenities including underground visitor parking, games room, guest suite, fitness room, car wash & vacuum, and bicycle storage. Very well-maintained building inside and out! Don't miss out on this fantastic condo in a great location close to Fish Creek Park, C-train, schools, shopping, and recreation!

Built in 2000

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2232342  |
| Price          | \$319,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 878       |
| Acres          | 0.00      |
| Year Built     | 2000      |



|          |                   |
|----------|-------------------|
| Type     | Residential       |
| Sub-Type | Apartment         |
| Style    | Single Level Unit |
| Status   | Active            |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 5304, 14645 6 Street Sw |
| Subdivision | Shawnee Slopes          |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2Y 3S1                 |

### Amenities

|                |                                                                                                           |
|----------------|-----------------------------------------------------------------------------------------------------------|
| Amenities      | Car Wash, Elevator(s), Fitness Center, Guest Suite, Party Room, Secured Parking, Storage, Visitor Parking |
| Parking Spaces | 2                                                                                                         |
| Parking        | Underground                                                                                               |
| # of Garages   | 2                                                                                                         |

### Interior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), High Ceilings, No Animal Home, No Smoking Home, Open Floorplan                    |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Baseboard                                                                                         |
| Cooling           | None                                                                                              |
| Fireplace         | Yes                                                                                               |
| # of Fireplaces   | 1                                                                                                 |
| Fireplaces        | Gas                                                                                               |
| # of Stories      | 4                                                                                                 |

### Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Balcony, BBQ gas line     |
| Construction      | Brick, Stucco, Wood Frame |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 1               |
| Zoning         | M-C2 d106       |

Listing Details

Listing Office                    eXp Realty

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.