

\$159,900 - 206, 4512 75 Street Nw, Calgary

MLS® #A2222715

\$159,900

1 Bedroom, 1.00 Bathroom, 469 sqft

Residential on 0.00 Acres

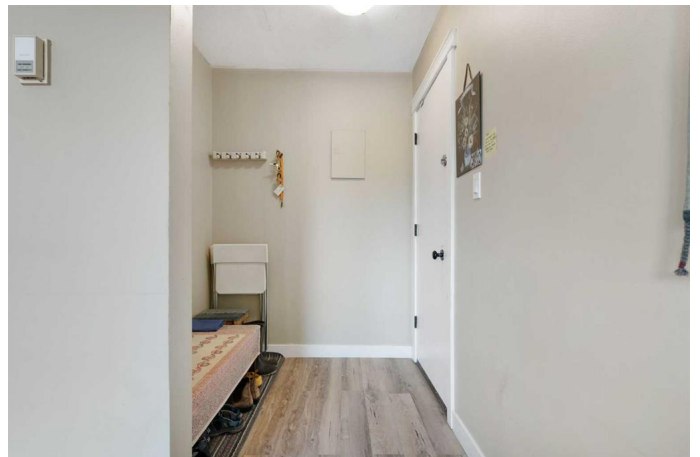
Bowness, Calgary, Alberta

This beautifully kept 1-bedroom, 1-bathroom unit has been meticulously maintained by its owner and is move-in ready. The thoughtfully designed floor plan maximizes every square foot, offering a bright, spacious living area that flows seamlessly into the kitchen and dining area. Large windows fill the space with natural light, creating a warm and welcoming atmosphere. The generously sized primary bedroom includes a massive walk-in closet, and there's potential to install an in-unit washer/dryer combo in the bathroom for added convenience. Enjoy a prime location just a 3-minute walk to a major bus route downtown, a 10-minute drive to the University of Calgary, and only 3 minutes from beautiful Bowness Park, ideal for riverside walks, picnics, or winter skating. Professionally managed by an excellent company, this unit is perfect for first-time buyers or as a high potential rental property. Assigned parking stall (#7) is located at the rear of the building. Don't miss out on this fantastic opportunity. Book your showing today!

Built in 1979

Essential Information

MLS® #	A2222715
Price	\$159,900
Bedrooms	1
Bathrooms	1.00



Full Baths	1
Square Footage	469
Acres	0.00
Year Built	1979
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	206, 4512 75 Street Nw
Subdivision	Bowness
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3Y 0H1

Amenities

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

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s)
Heating	Baseboard, Hot Water, Natural Gas
Cooling	None
# of Stories	3

Exterior

Exterior Features	Balcony
Construction	Stucco, Wood Frame

Additional Information

Date Listed	May 23rd, 2025
Days on Market	25
Zoning	M-C1

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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