

\$179,900 - 206a, 7301 4a Street Sw, Calgary

MLS® #A2209830

\$179,900

1 Bedroom, 1.00 Bathroom, 664 sqft

Residential on 0.00 Acres

Kingsland, Calgary, Alberta

Investors, downsizers, and first time home owners.. Check it out! This inviting 1 bedroom, + 1 bathroom unit, nestled in the heart of Kingsland is ready for its next owner. Truly the perfect canvas - featuring a large open living and dining area, with a charming wood burning fireplace that adds warmth and character to the living space, complete with a rare feature in these units.. IN-SUITE LAUNDRY!

Step outside to the balcony (complete with a storage closet!) to enjoy serene SOUTH-FACING views while savouring the fresh air. The tranquil bedroom offers a peaceful retreat, while the functional kitchen provides essential amenities for everyday cooking, and has a large pantry/storage room. With an assigned parking stall for convenience, this unit offers a serene sanctuary for comfortable living while being just steps away from restaurants & shopping along Macleod Trail & close to Chinook Centre, bus and C-Train station. Everything you could want all for under \$200,000 - come and see for yourself!

Built in 1978

Essential Information

MLS® # A2209830

Price \$179,900

Bedrooms 1



Bathrooms	1.00
Full Baths	1
Square Footage	664
Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	206a, 7301 4a Street Sw
Subdivision	Kingsland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 2G9

Amenities

Amenities	Parking, Snow Removal, Trash
Parking Spaces	1
Parking	Off Street, Stall

Interior

Interior Features	Open Floorplan, Pantry, Storage
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Baseboard, Boiler, Natural Gas
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony
Construction	Brick, Wood Frame, Wood Siding

Additional Information

Date Listed	April 9th, 2025
Days on Market	11
Zoning	M-C1

Listing Details

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.