

405, 1501 6 Street SW
Calgary, Alberta

MLS # A2288314



\$419,900

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	836 sq.ft.	Age:	2016 (10 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Parkade, Secured, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Wood	Sewer:	-
Roof:	-	Condo Fee:	\$ 674
Basement:	-	LLD:	-
Exterior:	Brick, Concrete	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters		

Inclusions: TV + Bracket

The Smith building is in THE BEST Beltline location. Unit 405 is a large 2 bed + 2 full bath CORNER UNIT at the front of the building, with titled parking and a rare/amazing titled storage locker. Designed for entertaining + comfortable living, the floor plan is anchored by a galley kitchen with custom cabinetry, quartz counters, gas cook-top + wall oven, microwave, plenty of storage, and breakfast bar. This over looks formal living/dining spaces which are flooded by natural light and enjoy access to the fabulous patio with park + downtown views + an inner city vibe. The primary bedroom has plenty of closet space w/ organizers, and an ensuite bath w/ HEATED FLOORS, soaker tub, rain head shower fixture, and high end plumbing. The second good sized bedroom has incredible views, a big closet, and direct access to a modern 3-piece bath. Don't miss the CONCIERGE, IN-SUITE LAUNDRY, bike storage, and easy walkability to restaurants, groceries, parks + downtown.