

# \$179,900 - 1707, 221 6 Avenue Se, Calgary

MLS® #A2260298

**\$179,900**

1 Bedroom, 1.00 Bathroom, 741 sqft

Residential on 0.00 Acres

Downtown Commercial Core, Calgary, Alberta

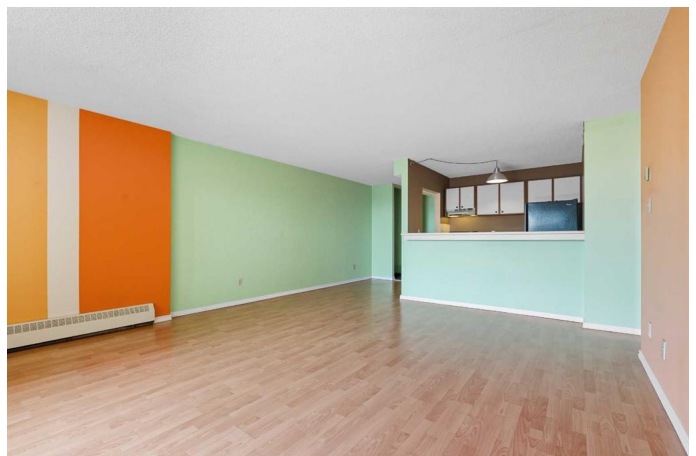
Welcome to Rocky Mountain Court! This 17th-floor, 1-bedroom, 1-bathroom condo offers incredible value in the heart of the city. Enjoy breathtaking south-facing views from your massive covered balcony—perfect for relaxing or entertaining. The open-concept kitchen features a convenient breakfast bar, ideal for casual dining or hosting. Building updates include new elevators and boilers, offering peace of mind for years to come. Includes 1 assigned parking stall on P2. Just steps to shopping, transit, restaurants, and all downtown amenities—urban living at its best!

Built in 1980

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2260298          |
| Price          | \$179,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 741               |
| Acres          | 0.00              |
| Year Built     | 1980              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information



|             |                          |
|-------------|--------------------------|
| Address     | 1707, 221 6 Avenue Se    |
| Subdivision | Downtown Commercial Core |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T2G4Z9                   |

### Amenities

|                |                                                                        |
|----------------|------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Laundry, Racquet Courts, Roof Deck, Sauna |
| Parking Spaces | 1                                                                      |
| Parking        | Parkade                                                                |

### Interior

|                   |                                    |
|-------------------|------------------------------------|
| Interior Features | Breakfast Bar                      |
| Appliances        | Dishwasher, Refrigerator, Stove(s) |
| Heating           | Boiler                             |
| Cooling           | None                               |
| # of Stories      | 29                                 |

### Exterior

|                   |            |
|-------------------|------------|
| Exterior Features | Balcony    |
| Roof              | Tar/Gravel |
| Construction      | Concrete   |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 26th, 2025 |
| Days on Market | 26                   |
| Zoning         | CR20-C20/R20         |

### Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | Royal LePage Blue Sky |
|----------------|-----------------------|

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.