

# \$299,900 - 103, 6550 Old Banff Coach Road Sw, Calgary

MLS® #A2200359

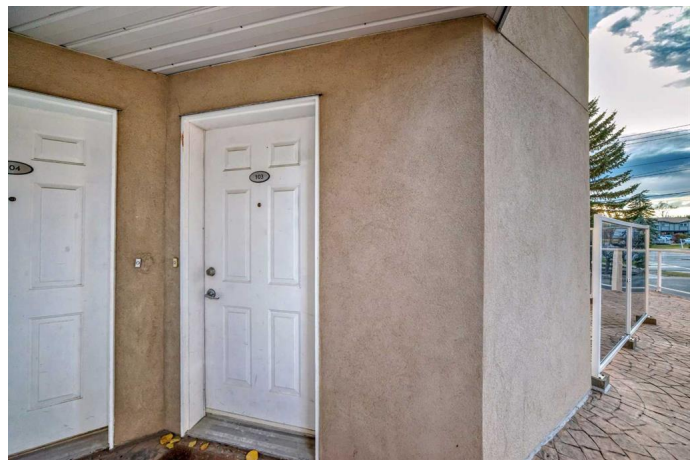
**\$299,900**

2 Bedroom, 1.00 Bathroom, 857 sqft  
Residential on 0.00 Acres

Patterson, Calgary, Alberta

Welcome to this beautifully designed 2-bedroom condo offering the perfect blend of style, comfort, and convenience! This unit features a private front door entry, laminate flooring, updated mainfloor window coverings, and stylish pot lights with dimmer controls. The kitchen boasts premium Whirlpool stainless steel appliances, including a fridge with an ice maker and water filter, while the living room invites you to unwind by the cozy gas fireplace. The heated parkade directly beneath the unit provides secure, year-round parking but also helps reduce utility costs. The spacious private patio, complete with a gas hookup, is perfect for outdoor relaxation and stays cozy thanks to the warmth from the parkade below. Enjoy the luxury of a jetted tub, in-suite stacked washer and dryer, and thoughtful touches like separate heating and individual water and electricity meters for easy utility management. A built-in water sprinkler system adds an extra layer of safety. Convenience is key in this location, with an elevator outside your front door providing seamless access to the heated underground parking. You'll be within walking distance of local pubs, a 7-Eleven, and a nearby gas station, with quick access to public transit, biking and skiing trails, shopping, restaurants, and more. Don't miss this opportunity to make this exceptional condo your new home!

Built in 1999



## Essential Information

MLS® #	A2200359
Price	\$299,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	857
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Active

## Community Information

Address	103, 6550 Old Banff Coach Road Sw
Subdivision	Patterson
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 4J4

## Amenities

Amenities	Elevator(s), Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Underground

## Interior

Interior Features	Jetted Tub, No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Cooktop, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

## Exterior

Exterior Features	BBQ gas line
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 8th, 2025
Days on Market	6
Zoning	DC

### **Listing Details**

Listing Office	Royal LePage METRO
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