

# \$150,000 - 104, 4619 73 Street Nw, Calgary

MLS® #A2233632

## \$150,000

1 Bedroom, 1.00 Bathroom, 504 sqft

Residential on 0.00 Acres

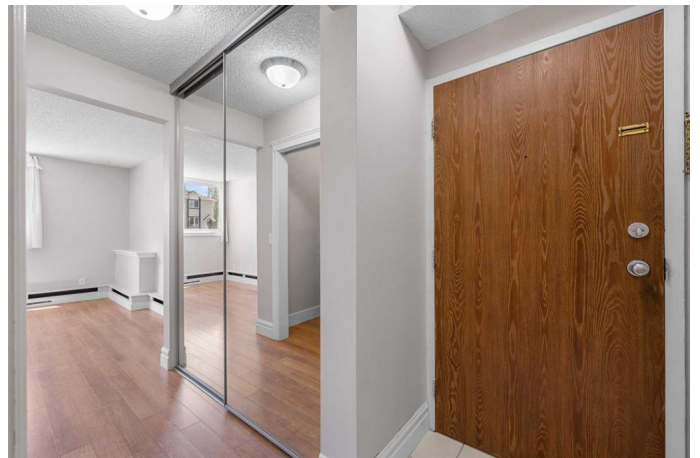
Bowness, Calgary, Alberta

Nestled in the heart of Bowness, this bright and spacious main-floor corner unit blends comfort, convenience, and value. With one bedroom and one bathroom, it's an ideal opportunity for first-time buyers or investors alike. The home features laminate hardwood flooring throughout, fresh paint, and the added convenience of an in-suite washer/dryer combo. The open-concept layout is thoughtfully designed to maximize space, while large windows flood the interior with natural light, creating a warm and welcoming feel. Enjoy easy access to major transit routes—just a 3-minute walk to a downtown bus stop, a 10-minute drive to the University of Calgary, and only minutes from beautiful Bowness Park, perfect for year-round outdoor recreation. Professionally managed and move-in ready, the unit includes an assigned parking stall (#104) and offers a fantastic chance to own in one of Calgary's most dynamic communities. Book your showing today!

Built in 1980

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2233632  |
| Price      | \$150,000 |
| Bedrooms   | 1         |
| Bathrooms  | 1.00      |
| Full Baths | 1         |



|                |                   |
|----------------|-------------------|
| Square Footage | 504               |
| Acres          | 0.00              |
| Year Built     | 1980              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 104, 4619 73 Street Nw |
| Subdivision | Bowness                |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3B 2M3                |

### Amenities

|                |       |
|----------------|-------|
| Amenities      | None  |
| Parking Spaces | 1     |
| Parking        | Stall |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | See Remarks  |
| Appliances        | Dishwasher, Electric Oven, Refrigerator, Stove(s), Washer/Dryer<br>Stacked, Window Coverings |
| Heating           | Baseboard  |
| Cooling           | None   |
| # of Stories      | 3  |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Other              |
| Roof              | Tar/Gravel         |
| Construction      | Stucco, Wood Frame |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 25th, 2025 |
| Days on Market | 31              |
| Zoning         | M-C1            |

### Listing Details

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