1206 73 Erin Woods Court SE

Calgary | Active | MLS® A2306910

$185,000









Bedrooms	Bathrooms	Year Built	Living area
1	**1**	**2006**	**560.1 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by CIR Realty

A closer look

Welcome to this stunning and very well-maintained main-floor condominium unit in Compass Erin Woods, SE Calgary! This charming 1-bedroom home offers a nice private patio entrance, an open-concept layout, 9-ft ceilings, in-floor heating, gorgeous vinyl flooring, bright neutral paint and the quiet benefits of concrete construction. The living room is bright and airy with its big window that brings in lots of natural light. It has a modern kitchen that features a nice and functional island, stainless steel appliances, dark countertops and beautiful cabinetry. It has one very spacious bedroom with a big closet and a window that fills the room with natural light every day. The 4 piece bathroom is immaculate and there is washer and dryer for your laundry. It’s conveniently located near parking and loading access so you’ll never need to use an elevator. It is also close to schools, stores and restaurants. Condo fees already include all utilities! Book an appointment now to view your future home!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2306910
Bedrooms	1
Bathrooms	1
Year Built	2006
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	560.1 sq. ft.
Condo Fee:	$475.40
Condo Fee Includes:	Common Area Maintenance, Electricity, Heat, Insurance, Professional Management, Sewer, Snow Removal, Water

Front Exposure:	South
Unit Exposure:	South
Floor Location:	Ground
Entry Level:	1
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2006 (Age: 20)
Bedrooms:	1 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	0611635
Heating:	In Floor
New Constr.:	No
Construction Material:	Concrete, Mixed, Vinyl Siding
Structure Type:	Low Rise (2-4 stories)
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Tile, Vinyl
Cooling:	None
Fireplaces:	0
Garage:	No

Parking:	Stall, Titled
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Compass Erin Woods
Community:	Erin Woods
Amenities:	Other
Appliances:	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Inclusions:	N/A
Restrictions:	Board Approval, Pet Restrictions or Board approval Required
Pets Allowed:	Call
Main Floor	Bedroom - Primary · 13'3" × 10'11" ·
Main Floor	Kitchen · 11'11" × 11'9" ·
Main Floor	Living Room · 11'1" × 10'3" ·
Main Floor	Dining Room · 9'5" × 7'8" ·
Main Floor	Other · 9'4" × 6'4" ·
Main Floor	Entrance · 5'3" × 4'2" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby
Interior Features:	Kitchen Island
Exterior Features:	Other
Patio And Porch Features:	Patio
Num. of Parcels:	0

Region:	Calgary
Zone:	CAL Zone E
Zoning:	M-C2 d204
Listed Date:	May 01, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1206-73-erin-woods-court-se-calgary-a2306910/

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