

\$690,000 - 2605, 510 6 Avenue Se, Calgary

MLS® #A2107937

\$690,000

2 Bedroom, 2.00 Bathroom, 1,313 sqft

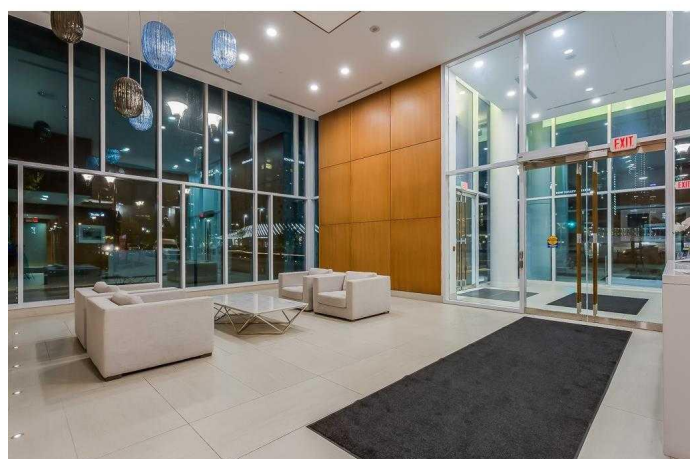
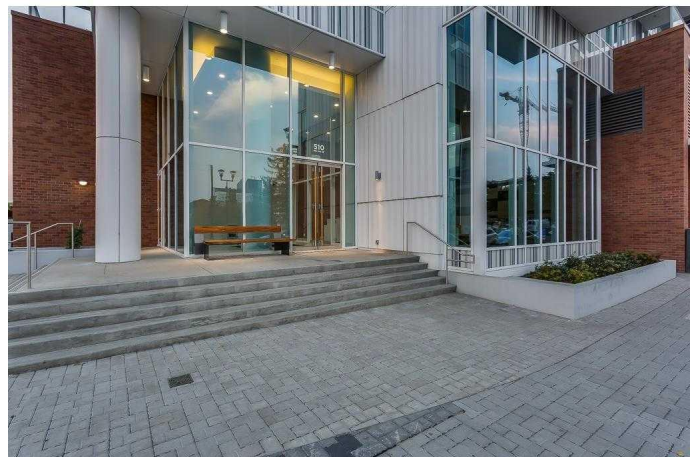
Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Open House Saturday, March 2, 2024

2:00-4:00pm. Welcome to your new home in the prestigious Evolution building, located in the heart of Calgary's vibrant East Village! This exclusive 2-bedroom, 2-bathroom offers unparalleled executive living with breathtaking panoramic views of the majestic Bow River, iconic Saddledome, Calgary Tower and mountains.

Step inside and be captivated by the open-concept living area, flooded with natural light from large floor-to-ceiling windows that showcase the stunning riverfront landscape. The modern kitchen is a chef's dream, featuring UPGRADED high-end stainless steel appliances, sleek Coraine countertops, ample cabinetry, and an inviting breakfast bar. The condo boasts two generously sized bedrooms, each with large closets and floor to ceiling windows that offer fantastic river and city views along with an abundance of natural sunlight. The primary bedroom includes an ensuite 5PC bathroom with a luxurious bathtub and separate glass-enclosed shower. Added to the list of exceptional features is a 2 car tandem parking spot (#359 on P2) with extra storage (T-14 on P2), providing convenience and additional space for your belongings. Located in Calgary's upscale and trendy East Village, this premier community offers a dynamic arts scene, lively entertainment options, and an array of restaurants, cafes, and boutique shops. The Bow River pathway system is at your doorstep, inviting you to



explore scenic trails and outdoor activities.
The building offers exceptional amenities, including Concierge Services & 24hr Security, Party Room, TWO Fitness Facilities, Sauna and Steam Room, Roof Deck with BBQ Area & Garden Lounge. Plus, it's Pet Friendly, with off-leash dog park just a 2-min walk away! Don't miss the chance to experience luxury living at its finest. Schedule a viewing today!

Built in 2016

Essential Information

MLS® #	A2107937
Price	\$690,000
Sold Price	\$650,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,313
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	2605, 510 6 Avenue Se
Subdivision	Downtown East Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1L7

Amenities

Amenities	Fitness Center, Parking, Sauna, Storage, Visitor Parking
Parking Spaces	2
Parking	See Remarks, Tandem, Underground

Interior

Interior Features	Elevator, High Ceilings, Kitchen Island, No Animal Home, Open Floorplan, Recreation Facilities, Sauna, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Garburator, Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Fan Coil
Cooling	Central Air
# of Stories	28

Exterior

Exterior Features	Balcony, Courtyard
Roof	Rubber
Construction	Brick, Concrete, Metal Siding

Additional Information

Date Listed	February 19th, 2024
Date Sold	March 12th, 2024
Days on Market	22
Zoning	CC-EMU
HOA Fees	0.00

Listing Details

Listing Office	Real Estate Professionals Inc.
----------------	--------------------------------

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.