

\$384,000 - 808, 624 8 Avenue Se, Calgary

MLS® #A2173643

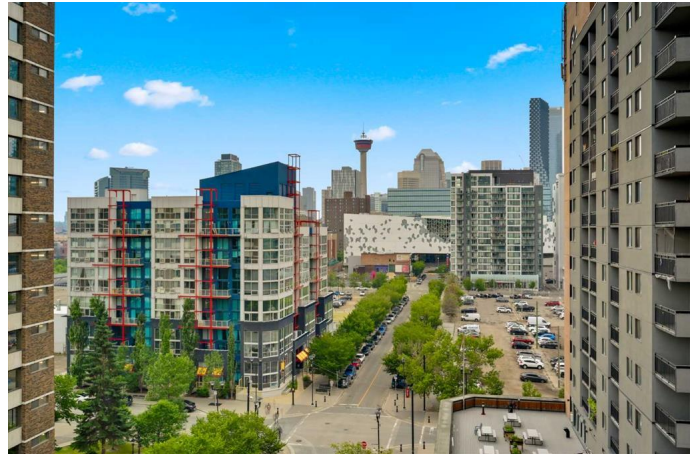
\$384,000

2 Bedroom, 1.00 Bathroom, 537 sqft

Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Amazing views of downtown and Stampede from this fabulous 8th floor CORNER 2 BED unit. Situated in the, AirBnB friendly, INK building in the popular Downtown East Village neighbourhood. This furnished unit is ready to go for investors plus the titled underground PARKING STALL and STORAGE LOCKER are another potential revenue source. This condo apartment is perfect for urbanites looking for the classic loft-style, featuring exposed concrete ceilings, easy to maintain polished concrete floors, and 'concrete look' quartz counters, which will all stand the test of time. The floor-to-ceiling windows provides a backdrop of Calgary day and night. And the spacious south facing balcony, with gas line for a bbq, can be used all year round, and is the perfect place to watch the Stampede fireworks or relax on summer evenings. The INK building is PET FRIENDLY and features useful amenities such as a large bike storage room with bike/pet wash, a rooftop recreation room, and an amazing roof top patio with fireplace. The convenient downtown location means walking to work and transit is easy-peasy. The Bow River pathway, Studio Bell, and the award-winning Central Library are a stones throw away. The East Village neighbourhood offers a community garden, fun dog park, playground, St-Patricksâ€™ Island park, and an array of cafes, restaurants, shops, and a supermarket. Access to the pathway system provides the perfect place for walking, running and biking for the ultimate



active lifestyle. This unit would suit anyone looking for a maintenance free lifestyle in a happening urban location. Contact your favourite Realtor today to schedule a viewing and see why this could be a smart move for you!

Built in 2018

Essential Information

MLS® #	A2173643
Price	\$384,000
Sold Price	\$375,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	537
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	808, 624 8 Avenue Se
Subdivision	Downtown East Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1S7

Amenities

Amenities	Elevator(s), Secured Parking, Storage, Trash, Visitor Parking, Bicycle Storage, Recreation Room
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	High Ceilings, Quartz Counters
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Range
Heating	Forced Air, Natural Gas, Fan Coil
Cooling	Central Air
# of Stories	15

Exterior

Exterior Features	Balcony
Roof	Membrane
Construction	Concrete, Mixed, Metal Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 17th, 2024
Date Sold	October 29th, 2024
Days on Market	12
Zoning	CC-EPR
HOA Fees	0.00

Listing Details

Listing Office	2% Realty
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