



GRASSROOTS
REALTY GROUP

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2606, 1010 6 Street SW
Calgary, Alberta

MLS # A2258852



\$399,999

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	693 sq.ft.	Age:	2017 (8 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 730
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	CC-X
Foundation:	-	Utilities:	-
Features:	High Ceilings, No Animal Home, Open Floorplan, Quartz Counters		

Inclusions: N/A

Price reduced! Experience elevated urban living in this stunning 2-bedroom, 2-bathroom corner unit perched on the 26th floor of the conveniently located 6th and Tenth building in Calgary's Beltline. With sweeping city and mountain views through expansive floor-to-ceiling windows, this condo is flooded with natural light and showcases a spacious open-concept layout with a sleek industrial aesthetic. The kitchen features quartz countertops, a gas range, and stainless-steel appliances, all seamlessly integrated into the open living and dining areas. A large private balcony offers the perfect space to unwind, entertain, or take in breathtaking sunsets above the city skyline. This unit includes in-suite laundry, central air conditioning, and one titled underground parking stall. Residents enjoy access to premium amenities such as a fitness centre, outdoor pool, concierge service, and stylish recreation spaces. For added convenience, each floor is equipped with a garbage chute - a rare feature in most condo buildings. Located in the heart of downtown Calgary, you're steps from top restaurants, shopping, entertainment, transit, and the Calgary Stampede grounds. The building is short-term rental friendly and currently occupied by reliable long-term tenants making this a rare turn-key opportunity for investors. Don't miss your chance to own this exceptional high-rise property in one of Calgary's most vibrant communities.