



GRASSROOTS
REALTY GROUP

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301, 510 6 Avenue SE
Calgary, Alberta

MLS # A2265188



\$430,000

Division:	Downtown East Village		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	909 sq.ft.	Age:	2016 (10 yrs old)
Beds:	2	Baths:	2
Garage:	Assigned, Guest, Heated Garage, Parkade, Secured, See Remarks, Stall, Un		
Lot Size:	-		
Lot Feat:	-		

Heating: Central

Floors: Carpet, Ceramic Tile, Laminate

Roof: -

Basement: -

Exterior: Concrete

Foundation: -

Features: Granite Counters, No Animal Home, No Smoking Home, Recreation Facilities, See Remarks

Water: -

Sewer: -

Condo Fee: \$ 804

LLD: -

Zoning: CC-EMU

Utilities: -

Inclusions: N/A

Welcome to the Evolution in East Village! Experience the best of urban living with restaurants, cafés, shopping, and entertainment just steps away. Enjoy riverfront pathways, parks, and easy access to transit—all from your doorstep. This 2-bedroom + den, 2-bath condo features a bright, open-concept layout with floor-to-ceiling windows and city skyline views from your balcony. The modern kitchen offers high-end stainless-steel appliances, granite countertops and backsplash, ample cabinetry, and a large breakfast bar—perfect for entertaining. Additional features include central A/C, in-suite laundry, and extra storage. Both bedrooms showcase downtown views; the primary bedroom has a walk-in closet and a 4-piece ensuite with granite finishes, while the second bathroom offers a fully tiled shower. Residents enjoy concierge and security services, fitness centre, saunas, steam room, party room, outdoor patio with BBQ area, heated underground parking, and a secure storage locker. Modern comfort meets convenience in the heart of East Village—city living at its finest! Call today for your private showing!