



425, 615 6 Avenue SE
Calgary, Alberta

MLS # A2293937



\$350,000

Division:	Downtown East Village		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	576 sq.ft.	Age:	2018 (8 yrs old)
Beds:	1	Baths:	1
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 431
Basement:	-	LLD:	-
Exterior:	Concrete, Metal Siding	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Quartz Counters		

Inclusions: All Furniture and Furnishings, Murphy Bed in Den

Welcome to an exceptional opportunity to own a turn-key, fully furnished downtown condo offering the perfect blend of style and functionality. Ideally situated in the heart of Calgary, this beautifully appointed residence places you just steps from vibrant dining, shopping, transit, and the city's most sought-after amenities, delivering an unbeatable urban lifestyle. Thoughtfully designed with both comfort and versatility in mind, the open-concept layout is complemented by contemporary finishes and an abundance of natural light. The unit comes fully outfitted with all furniture and furnishings, making it completely move-in ready. A standout feature is the multi-functional den equipped with a built-in Murphy bed, effortlessly transforming the space into an additional sleeping area—perfect for maximizing both livability and flexibility. The well-appointed kitchen flows seamlessly into the living and dining areas, creating an inviting space for entertaining or relaxing after a day in the city. Additional highlights include a brand new in-suite washer and dryer, adding everyday convenience and value, along with access to sought-after building amenities (varies by building, such as fitness or pool where applicable). This is a rare opportunity to own a fully equipped, professionally curated condo in a prime downtown location.