

# \$359,900 - 519, 615 6 Avenue Se, Calgary

MLS® #A2216420

**\$359,900**

1 Bedroom, 1.00 Bathroom, 585 sqft

Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Welcome to this exceptional west-facing 1-Bedroom + Den condo in the sought-after Verve building by FRAM+Slokker, ideally located in the heart of Calgary's vibrant East Village. This unique unit offers rare privacy with no neighbours above and only one shared wall, along with unobstructed wraparound views of the downtown skyline and Bow River through expansive windows on three sides of the living space—filling the home with incredible natural light throughout the day.

Thoughtfully designed with open-concept living in mind, this modern condo features a stylish kitchen equipped with built-in appliances, quartz countertops, sleek European cabinetry, and a large multi-functional island that's perfect for both dining and entertaining. The living room is a true highlight, surrounded by wraparound windows that beautifully frame the city and river views, creating a space that feels open, airy, and inspiring.

Step outside onto your good-sized west-facing covered balcony with a gas outlet—ideal for morning coffee or watching the sunset while enjoying the stunning skyline—rain or shine. This outdoor space serves as a private, peaceful extension of your living area.

The generously sized bedroom offers a quiet retreat with a full closet. The elegant 4-piece bathroom features a deep soaker tub, tiled



surround, and modern fixtures. The versatile den with sliding glass doors functions perfectly as a home office, reading nook, or guest area. Additional highlights include in-suite laundry, titled underground heated parking, and a large separate storage locker.

Located in the mid-rise section of Verve, this unit enjoys the added convenience of a dedicated elevator that services only five floorsâ€”offering quicker access than the other three elevators in the tower. Even better, the fitness centre, social lounge, and two guest suites are all conveniently located just steps away, making it simple to incorporate wellness, community, and hosting into your daily routine.

Residents of Verve enjoy access to premium amenities, including 24-hour concierge and security, a fitness centre, a 6th-floor party room and social lounge with a full kitchen, and an outdoor terrace featuring BBQs, seating areas, and cozy gas fire pits. You'll also enjoy the exclusive 25th-floor sky lounge and patio offering panoramic city viewsâ€”perfect for watching the Stampede fireworks. The building is pet-friendly (with board approval) and also offers bike storage, guest suites, and ample visitor parking.

Just steps from the Bow River pathways, Simmons Building, Superstore, Central Library, National Music Centre, Scotiabank Saddledome, and some of Calgaryâ€™s best cafÃ©s, dining, and cultureâ€”this is truly urban living at its finest.

Donâ€™t miss this rare opportunity to own a private, view-filled unit in one of East Villageâ€™s most desirable buildings. Book your showing today!

Built in 2019

## Essential Information

MLS® #	A2216420
Price	\$359,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	585
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	519, 615 6 Avenue Se
Subdivision	Downtown East Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1S2

## Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Guest Suite, Party Room, Roof Deck, Secured Parking, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Parkade, Stall, Underground
# of Garages	1

## Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Soaking Tub, Storage
Appliances	Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Microwave, Range Hood, Washer, Window Coverings
Heating	Fan Coil
Cooling	Central Air
# of Stories	25

## Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard, Outdoor Grill
Construction	Concrete

### **Additional Information**

Date Listed	May 3rd, 2025
Days on Market	54
Zoning	CC-EPR

### **Listing Details**

Listing Office	Century 21 Bamber Realty LTD.
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