



## 615 6 Avenue Calgary Alberta

\$350,000

Experience urban living at its finest in the prestigious Verve building by FRAM+Slokker, nestled in Calgary's vibrant East Village. This stunning 616 sq ft condo offers a spacious one-bedroom layout plus a versatile "sleeper" den, perfect for a home office or guest space. Fully furnished and outfitted, this immaculate and bright condo is turn-key and move-in ready, perfect as your new home, a stylish pied-a-terre, or a lucrative investment property (monthly rentals only, no short-term rentals). Contemporary design elements shine throughout, featuring sleek quartz countertops, European-style cabinets, and high-end built-in appliances & finishes that create an inviting atmosphere. The open-concept living area is bathed in natural light from floor-to-ceiling windows, leading you to an oversized private balcony with a gas outlet—ideal for enjoying your morning coffee or evening gatherings with breathtaking east-facing river views. The bright bedroom features dual closets flanking the direct access to your cheater ensuite. The queen sized bed has built-in bedside lights and 6 storage drawers underneath for optimal function. The luxurious 4-piece bathroom boasts a soaker tub, tiled surround, modern fixtures and ample storage, enhancing your daily comfort. Residents of the Verve enjoy exclusive access to top-notch amenities on the 6th floor, including a state-of-the-art fitness center, a stylish social lounge/party room with full kitchen and a beautifully landscaped rooftop terrace complete with outdoor grills. A great place to host a party. An additional rooftop deck and social space on the 25th floor provide even more opportunities to unwind. Convenience is key, with a titled underground heated parking stall, bike storage, visitor parking, guest suite and a large storage locker included. There is 24 hour concierge/security and the building is pet-friendly. Located in t...

Other 11.58 Ft x 10.17 Ft

Living room 13.83 Ft x 10.67 Ft

Primary Bedroom 11.00 Ft x 9.58 Ft

Den 9.08 Ft x 7.25 Ft

4pc Bathroom 8.25 Ft x 4.92 Ft

Listing Presented By:



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**REALTY**

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