

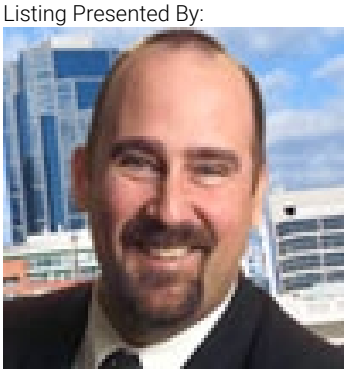
519 Riverfront Avenue Calgary Alberta

$439,900

FRAME-WORTHY BOW RIVER VIEWS FROM THE 14TH FLOOR. Welcome to this stunning former show suite in the sought-after Fuse Tower at Evolution, located in the heart of Calgary's vibrant East Village. Offering exceptional value with 2 bedrooms, 2 bathrooms, underground parking stall (Tandem that fits 2 cars), and a storage locker, this move-in ready unit combines luxury, lifestyle, and investment potential.Step inside to an airy open-concept layout highlighted by floor-to-ceiling Low-E windows that flood the space with natural light while showcasing breathtaking views of the Bow River, St. Patrick's Island, and the downtown skyline. The thoughtfully designed floor plan places the bedrooms on opposite sides for maximum privacy, each featuring incredible views.The spacious primary retreat offers double closets and a spa-inspired 5-piece ensuite with granite countertops and in-floor heating. The stylish kitchen is designed to impress with sleek cabinetry, granite counters, a central island, and premium stainless steel appliances. A full-size front-load washer and dryer add everyday convenience.Enjoy summer evenings or morning coffee on the oversized balcony (approx. 145 sq. ft.) while taking in the panoramic river and city views. Residents enjoy premium amenities including concierge service, fitness facilities with steam room and sauna, secured underground parking, and a beautifully landscaped garden patio.Located in one of Calgary's most exciting riverfront communities, East Village offers unmatched walkability to the RiverWalk, restaurants, cafes, parks, Studio Bell, the Central Library, and the LRT station. With the future Event Centre and Arena nearby, this location continues to grow in desirability and long-term value. (Unit is virtually staged) (id:6769)

Primary Bedroom 11.00 Ft x 11.75 Ft
5pc Bathroom 8.67 Ft x 7.92 Ft
Other 8.83 Ft x 10.17 Ft
Living room/Dining room 17.58 Ft x 12.92 Ft
Other 19.00 Ft x 7.50 Ft
Bedroom 9.08 Ft x 11.58 Ft
Laundry room 3.25 Ft x 5.67 Ft
3pc Bathroom 5.42 Ft x 7.92 Ft
Other 2.33 Ft x 5.67 Ft
Storage 4.58 Ft x 2.75 Ft

Listing Presented By:



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