



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

802, 615 6 Avenue SE
Calgary, Alberta

MLS # A2287702



\$409,900

Division:	Downtown East Village		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	686 sq.ft.	Age:	2019 (7 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Secured, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil, Natural Gas	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 554
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC
Foundation:	-	Utilities:	Electricity Connected, Natural Gas Connected
Features:	Breakfast Bar, Elevator, Kitchen Island, No Smoking Home, Quartz Counters, Recreation Facilities, Storage		

Inclusions: None

PREMIUM CORNER UNIT IN EAST VILLAGE | ALL FURNITURE INCLUDED - Welcome to this 2-bed, 2-bath corner unit in The Verve, located in the heart of East Village. Featuring floor-to-ceiling windows with panoramic west-facing views, this bright open-concept layout offers a modern kitchen with quartz countertops and integrated appliances. The primary bedroom includes a 3-piece ensuite, while the second bedroom is positioned beside a full bath—ideal for guests or a home office. Enjoy in-suite laundry, central A/C, custom blinds, and a covered west-facing balcony with BBQ gas line. Building amenities include concierge, fitness centre, social lounge, rooftop patio, guest suites, and more. Steps to RiverWalk, Bow River pathways, St. Patrick’s Island, Studio Bell, and the Central Library. Titled underground parking and assigned storage included.