

\$464,500 - 507, 560 6 Avenue Se, Calgary

MLS® #A2245762

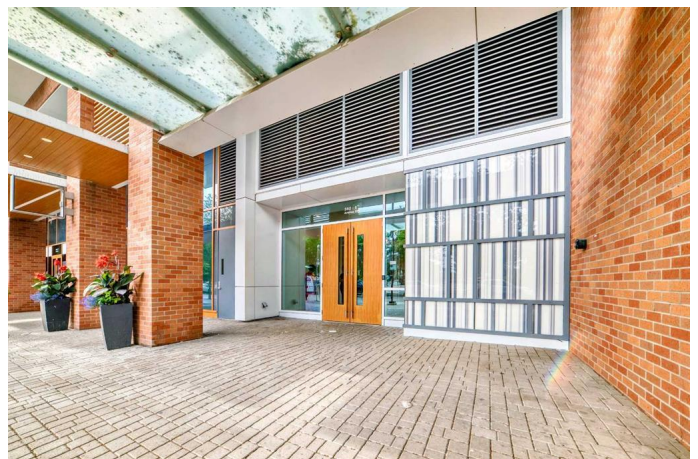
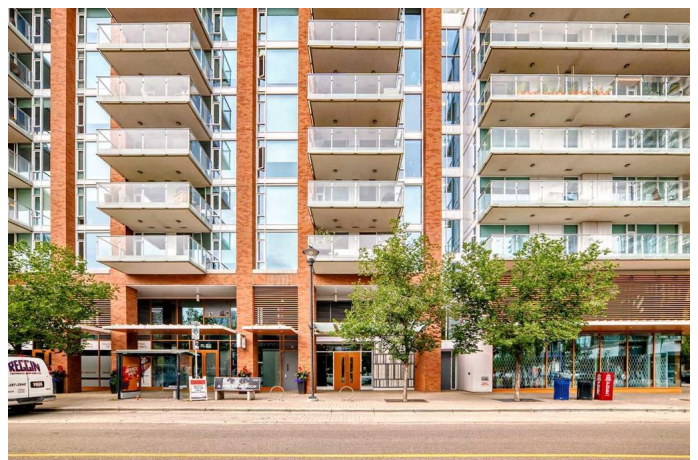
\$464,500

2 Bedroom, 2.00 Bathroom, 1,015 sqft

Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Stunning End-Unit, 2-Bed, 2-Bath Condo. Welcome to the Evolution, a sought-after residence in the heart of East Village. This exquisite 5th-floor corner unit offers a thoughtfully designed layout, providing both style and functionality. Enjoy breathtaking views of the landscaped courtyard and the Bow River beyond, while the floor-to-ceiling windows fill the space with an abundance of natural light. The chef-inspired kitchen is a true standout, featuring a large central island, ample cabinetry, premium upgraded appliances, granite countertops, and a convenient hallway pantry for extra storage. The open-concept living and dining areas flow seamlessly, creating an inviting space perfect for entertaining or relaxing. The spacious primary bedroom is a private retreat, offering a walk-through built-in wardrobe closet that leads to an indulgent 5-piece ensuite, complete with a deep soaker tub and an elegant glass-enclosed shower. The second bedroom is equally impressive, located on the opposite side of the condo to ensure optimal privacy. It features a well-sized step-in closet and a sleek, modern Murphy bed to comfortably host guests. A beautifully appointed ensuite 4-piece bathroom is which you can access from the bedroom or the hallway. Central A/C ensures a comfortable atmosphere on warm summer days, while the oversized balcony offers a perfect spot to unwind and take in the views. The in-suite laundry features a generously sized washer



and dryer for convenience, and additional storage is available with your private locker on the main floor. The building is well-maintained and features impressive amenities, including concierge service, two fully equipped gyms with dry and steam saunas, a party lounge, and lush rooftop gardens. Located in one of Calgary's most vibrant neighbourhoods, the Evolution offers easy access to bike/walking paths, the C-train, and is just moments away from Inglewood, the Bell Studio, and the Calgary Public Library. Embrace the ultimate urban lifestyle with dining, shopping, and entertainment options just outside your door.

Built in 2015

Essential Information

MLS® #	A2245762
Price	\$464,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,015
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	507, 560 6 Avenue Se
Subdivision	Downtown East Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1K7

Amenities

Amenities	Elevator(s), Fitness Center, Party Room, Secured Parking, Roof Deck
Parking Spaces	1
Parking	Parkade, Underground

Interior

Interior Features	Built-in Features, Kitchen Island, No Animal Home, No Smoking Home, See Remarks
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer
Heating	Fan Coil, Natural Gas
Cooling	Central Air
# of Stories	8

Exterior

Exterior Features	Balcony
Roof	Rubber
Construction	Brick, Composite Siding, Concrete, Metal Siding

Additional Information

Date Listed	August 7th, 2025
Days on Market	20
Zoning	CC-EMU

Listing Details

Listing Office	Royal LePage Benchmark
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.