\$659,900 - 130, 615 6 Avenue Se, Calgary

MLS® #A2265286

\$659,900

1 Bedroom, 2.00 Bathroom, 1,491 sqft Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Unlock a new level of urban living with this rare live/work unitâ€"a one-of-a-kind opportunity in East Village's vibrant downtown core. One of only three of its kind in the VERVE building, this property offers exceptional value and functionality for the modern entrepreneur. The street level features a professional 768 sq. ft. commercial space with a separate, high-exposure retail entranceâ€"perfect for a professional office, design studio, or boutique. Floor-to-ceiling windows flood the space with natural light and provide ample room for signage. The accessible two-piece bath on the main floor is purpose-built for commercial needs. Plenty of short-term street parking, along with neighboring retail shops, helps drive consistent foot traffic. Above, a private 723 sq. ft., one-bedroom suite offers a bright, stylish retreat, complete with high-end kitchen appliances, a four-piece bath, and a private balcony. Interior building access from the second level ensures comfort and security, with convenient connections to two underground, heated, titled parking stalls and a storage locker. This is more than just a propertyâ€"it's a strategic opportunity for those seeking a seamless blend of convenience and modern living. Located on The Riff pedestrian street, you're steps from public transit, river pathways, and the neighborhood's best shops and dining. Own a home and operate a business in a single, exceptional location in a combined 1491 sq ft live/work townhouse.







Essential Information

MLS® # A2265286 Price \$659,900

Bedrooms 1

Bathrooms 2.00

Full Baths 1
Half Baths 1

Square Footage 1,491 Acres 0.00 Year Built 2019

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 130, 615 6 Avenue Se

Subdivision Downtown East Village

City Calgary
County Calgary
Province Alberta
Postal Code T2G 1S2

Amenities

Amenities Elevator(s), Fitness Center, Party Room, Secured Parking, Snow

Removal, Storage, Trash, Visitor Parking, Bicycle Storage, Community Gardens, Guest Suite, Recreation Facilities, Roof Deck, Recreation

Room

Parking Spaces 2

Parking Heated Garage, Titled, Underground

of Garages 2

Interior

Interior Features Breakfast Bar, High Ceilings, Open Floorplan, Quartz Counters, Soaking

Tub

Appliances Dishwasher, Dryer, Electric Stove, Microwave, Range Hood,

Refrigerator, Washer, Window Coverings, Oven

Heating Forced Air, Natural Gas

Cooling Central Air

of Stories

Basement None

Exterior

Exterior Features Balcony
Lot Description Other
Roof Other

Construction Concrete, Metal Siding

25

Foundation Poured Concrete

Additional Information

Date Listed October 21st, 2025

Days on Market 1

Zoning DC

Listing Details

Listing Office Real Broker

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® 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.