

1102, 510 6 Avenue SE
Calgary, Alberta

MLS # A2167437



\$498,000

Division:	Downtown East Village		
Type:	Residential/High Rise (5+ stories)		
Style:	High-Rise (5+)		
Size:	1,065 sq.ft.	Age:	2016 (8 yrs old)
Beds:	2	Baths:	2
Garage:	Assigned, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating: Forced Air

Water: -

Floors: Carpet, Laminate, Tile

Sewer: -

Roof: -

Condo Fee: \$ 859

Basement: -

LLD: -

Exterior: Brick, Concrete, Metal Siding , Stone

Zoning: CC-EMU

Foundation: -

Utilities: -

Features: No Animal Home, Open Floorplan, Quartz Counters, Recreation Facilities, Walk-In Closet(s)

Inclusions: none

This beautiful home in the Evolution, located in the heart of trendy East Village, offers the ultimate in luxury and maintenance-free living. The Pulse building boasts fantastic views of the city, river, and mountains. This 2-bedroom, 2-bathroom unit features large floor-to-ceiling windows that fill the home with natural light. The seamless open-concept layout includes a thoughtfully appointed gourmet chef's kitchen, highlighted by marbled granite countertops, a massive center island with a breakfast bar, high-end stainless steel appliances, a pantry, and ample cabinet space. Adjacent to the kitchen is a bright, formal dining area and a spacious living room, both flooded with sunlight and stunning views. The extraordinary primary bedroom comes with a spa-like 5-piece ensuite bathroom, featuring private showers, double vanity sinks, and closets. Additionally, there is a generous second bedroom, a gorgeous 3-piece bathroom, in-suite laundry, ample storage space, and a den perfect for a home office. The living space extends to a deck, providing a perfect spot to enjoy the views. This unit includes side-by-side parking stalls in a heated, secured underground garage, along with an assigned storage locker. Evolution offers exclusive, top-of-the-line amenities, including two fitness rooms with a steam room, a party room, and a rooftop patio perfect for entertaining. Additional features include concierge service, after-hours security, and much more. The location is unbeatable, just steps from the River Walk pathway system, the LRT station, the new state-of-the-art Central Library, and the National Music Centre. It's also a short walk to Stampede Park and the Saddledome, dog parks, shopping, popular restaurants, bars, coffee shops, Downtown, the 17th Avenue Entertainment District, and Inglewood.