

\$649,900 - 130, 615 6 Avenue Se, Calgary

MLS® #A2265286

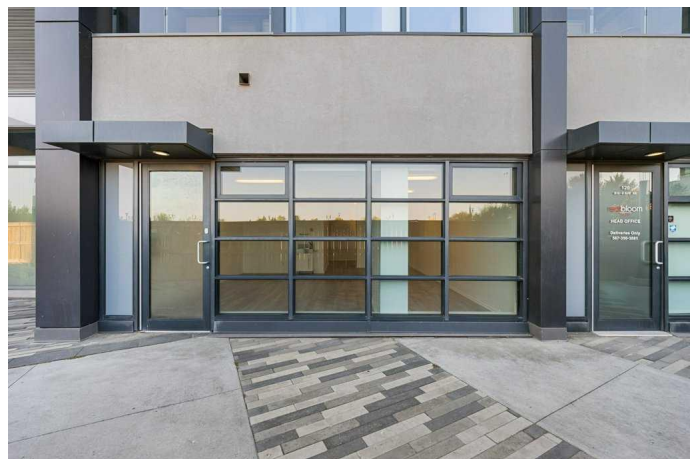
\$649,900

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 unit—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 entrance—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 property—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.



Built in 2019

Essential Information

MLS® #	A2265286
Price	\$649,900
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	Bicycle Storage, Elevator(s), Fitness Center, Party Room, Recreation Facilities, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking, Community Gardens, Guest Suite, 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, Oven, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	Central Air
# of Stories	25
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Other
Roof	Other
Construction	Concrete, Metal Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 21st, 2025
Days on Market	31
Zoning	DC

Listing Details

Listing Office	Real Broker
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