1605 550 Riverfront Avenue SE

Calgary | Active | MLS® A2355973

$300,000










Bedrooms	Bathrooms	Year Built	Living area
1	2	2015	567.08 sq. ft.

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by eXp Realty

A closer look

INVESTOR ALERT - TURNKEY INCOME OPPORTUNITY IN EAST VILLAGE! An exceptional opportunity to secure a tenant-occupied property generating $1,895/month in rental income with tenancy in place until April 2027. Enjoy immediate income from day one in one of Calgary's most vibrant inner-city communities!

This stylish 1-bedroom, 1.5-bath residence offers a smart, functional layout with unobstructed river valley and south East Village views. The spacious living area provides excellent flexibility for entertaining or accommodating overnight guests, while the rare 2-piece powder room adds extra convenience. Modern finishes include quartz countertops, dark flooring, contemporary tilework, sleek lighting, and a glass shower. A generous walk-in closet plus a separate storage locker in the parkade provides plenty of additional storage.

The building delivers outstanding lifestyle amenities, including a spectacular top-floor indoor/outdoor recreation and entertaining space with panoramic river and city views, plus fully equipped fitness and yoga rooms with an outdoor patio on the 3rd floor.

PRIME LOCATION + TENANT IN PLACE + $1,895/MONTH RENTAL INCOME + INCREDIBLE VIEWS! Whether you're expanding your investment portfolio or securing an East Village property for the future, this is a TURNKEY OPPORTUNITY you don't want to miss!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2355973
Bedrooms	1
Bathrooms	2
Year Built	2015
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0

Home Style:	Apartment-Single Level Unit
Total Living Area:	567.08 sq. ft.
Condo Fee:	$571.68
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Gas, Heat, Insurance, Parking, Professional Management, Reserve Fund Contributions, Residential Manager, Security, Security Personnel, Sewer, Snow Removal, Trash, Water
Front Exposure:	West
Unit Exposure:	West
Floor Location:	Other
Entry Level:	16
Stories Total:	0
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	4
Year built:	2015 (Age: 11)
Bedrooms:	1 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	1
Plan:	1512745
Heating:	Fan Coil
New Constr.:	No
Construction Material:	Concrete
Structure Type:	High Rise (5+ stories)
Ensuite:	Yes

Flooring:	Laminate
Cooling:	Central Air
Fireplaces:	0
Garage:	No
Parking:	Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	First
Community:	Downtown East Village
Amenities:	Community Gardens, Fitness Center, Recreation Room, Roof Deck
Appliances:	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Microwave Hood Fan, Refrigerator, Washer
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Bedroom · 18'10" × 8'9" ·
Main Floor	Foyer · 7'10" × 5'3" ·
Main Floor	Kitchen · 11'10" × 10'1" ·
Main Floor	Laundry · 4'6" × 2'11" ·
Main Floor	Living Room · 11'6" × 9'11" ·
Main Floor	Walk-In Closet · 8'1" × 4'11" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths

Interior Features:	No Smoking Home
Exterior Features:	Other
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	CC-EMU
Listed Date:	Nov 17, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1605-550-riverfront-avenue-se-calgary-a2355973/

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