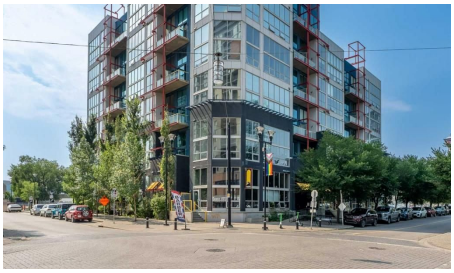
215 535 8 Avenue SE

Calgary | Active | MLS® A2338765

$294,900









Bedrooms	Bathrooms	Year Built	Living area
1	1	2003	738.1 sq. ft.

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Estate Professionals Inc.

A closer look

Welcome to the ultimate urban retreat in Downtown East Village-one of Calgary’s most vibrant and walkable communities. This trendy loft-style condo effortlessly blends industrial aesthetic with modern functionality. The open-concept main level features sleek, easy-to-clean concrete floors and a soaring 16-foot ceiling in the living area, creating an airy, expansive feel. The main level also includes a spacious kitchen, a 4-piece bathroom, and a versatile den that easily functions as a second bedroom or home office. Upstairs, the sprawling loft serves as a private, king-sized primary retreat. South-facing floor-to-ceiling windows flood the entire space with natural light, while integrated air conditioning keeps you perfectly cool year-round. Step outside onto your private south-facing balcony, or take advantage of exceptional building amenities including a rooftop patio with gas BBQ hookups and panoramic skyline views, a serene landscaped courtyard, a multi-purpose common room, and secure heated underground parking. Beyond your front door, enjoy unbeatable access to the RiverWalk pathways, St. Patrick’s Island, Loblaws, the Central Library, Studio Bell, the Simmons Building, and the C-Train. Positioned at the epicentre of immense future growth, you are steps from the newly expanded BMO Centre and the multi-billion dollar Culture + Entertainment District, including the new Scotia Place event centre and the historic Stampede Grounds-offering incredible long-term value and world-class sports and entertainment right outside your door.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2338765
Bedrooms	1
Bathrooms	1
Year Built	2003
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-Loft/Bachelor/Studio

Total Living Area:	738.1 sq. ft.
Main Level Finished Area:	510.34 sq. ft.
Upper Level Finished Area:	227.75 sq. ft.
Condo Fee:	$680.66
Condo Fee Includes:	Common Area Maintenance, Electricity, Heat, Insurance, Professional Management, Reserve Fund Contributions, Sewer, Trash, Water
Front Exposure:	North
Unit Exposure:	South
Floor Location:	Other
Entry Level:	2
Stories Total:	6
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	4
Year built:	2003 (Age: 23)
Bedrooms:	1 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	0310056
Heating:	Baseboard
New Constr.:	No
Construction Material:	Concrete, Metal Siding
Structure Type:	High Rise (5+ stories)

Ensuite:	No
Flooring:	Concrete
Cooling:	Wall Unit(s)
Fireplaces:	0
Garage:	No
Parking:	Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Orange Lofts
Community:	Downtown East Village
Amenities:	Elevator(s), Party Room, Roof Deck
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required, Pets Allowed
Pets Allowed:	Restrictions
Main Floor	Den · 8'4" × 5'5" ·
Main Floor	Kitchen · 10'6" × 8'7" ·
Main Floor	Living Room · 16'10" × 8'8" ·
2nd Floor	Bedroom - Primary · 16'9" × 15'9" ·
Title to Land:	Fee Simple
Community Features:	Park, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Ceiling Fan(s), Elevator, High Ceilings, Kitchen Island, Open Floorplan

Exterior Features:	Courtyard
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	CC-EPR
Listed Date:	Aug 19, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/215-535-8-avenue-se-calgary-a2338765/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.