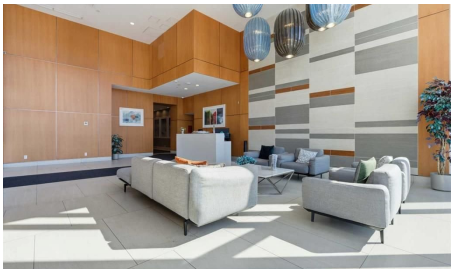
2704 510 6 Avenue SE

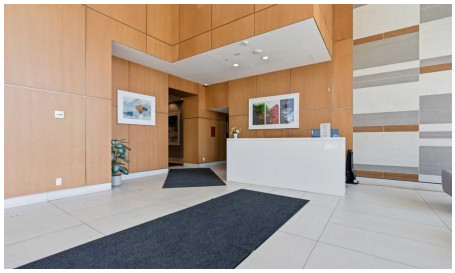
Calgary | Active | MLS® A2301988

$530,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2016**	**1,212.1 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Broker

A closer look

Exceptional and stunning three-view panorama from the 27th floor, showcasing the Mountain, Bow River, and Downtown skyline. This luxurious, generously proportioned two-bedroom, two-bath residence offers an open-concept 1,200+ SF of living space with floor-to-ceiling glass that reveals dramatic vistas throughout the day. The morning sun pours through the east-facing, air-conditioned suite, waking a generous living-dining space that flows into a gourmet kitchen-granite island and backsplash gleaming beside a pantry and top-tier stainless steel appliances, including a five-burner gas stove and under-cabinet lighting. A master retreat awaits with a walk-in closet and a five-piece ensuite warmed by in-floor heating, while a second bedroom offers in-floor heating and convenient laundry with a second bath. This is one of the tower’s largest units, with tandem underground parking for two and extra storage. Beyond the walls, the building invites: a gym, steam room, sauna, and a social lounge with a kitchen; a second-level terrace and rooftop garden for al fresco gatherings; 24-hour concierge and ample visitor parking. Step outside to riverfront strolls, parks, C-Train access, a library, Superstore, and a chef’s lineup of dining options. An expansive 140+ SF east-facing balcony frames panoramic views, redefining downtown luxury living at its finest. A Schedule "A" must accompany all offers to purchase.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2301988
Bedrooms	2
Bathrooms	2
Year Built	2016
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:	1,212.1 sq. ft.

Main Level Finished Area:	1,212.1 sq. ft.
Condo Fee:	$1,085.74
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	South
Unit Exposure:	East
Floor Location:	Other
Entry Level:	27
Stories Total:	32
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2016 (Age: 10)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	1512254
Heating:	Fan Coil
New Constr.:	No
Construction Material:	Concrete
Structure Type:	High Rise (5+ stories)
Roof:	Tar/Gravel
Ensuite:	Yes

Flooring:	Carpet, Ceramic Tile, Laminate
Cooling:	Sep. HVAC Units
Fireplaces:	0
Garage:	No
Parking:	Assigned, Tandem, Underground
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Evolution
Community:	Downtown East Village
Amenities:	Elevator(s), Fitness Center, Parking, Party Room, Sauna, Secured Parking, Storage, Visitor Parking
Appliances:	None
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Living Room · 20'8" × 13'6" ·
Main Floor	Kitchen · 15'9" × 12' ·
Main Floor	Dining Room · 14'5" × 10'9" ·
Main Floor	Bedroom - Primary · 25'9" × 9'11" ·
Main Floor	Bedroom · 15'3" × 9'8" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Walk-In Closet(s)

Exterior Features:	Balcony, Built-in Barbecue, Courtyard, Garden, Outdoor Grill
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	CC-EMU
Listed Date:	Apr 18, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/2704-510-6-avenue-se-calgary-a2301988/

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

Data was last updated November 23, 2026 at 10:05 AM (UTC)

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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.