

# \$399,000 - 224, 619 Confluence Way Se, Calgary

MLS® #A2191435

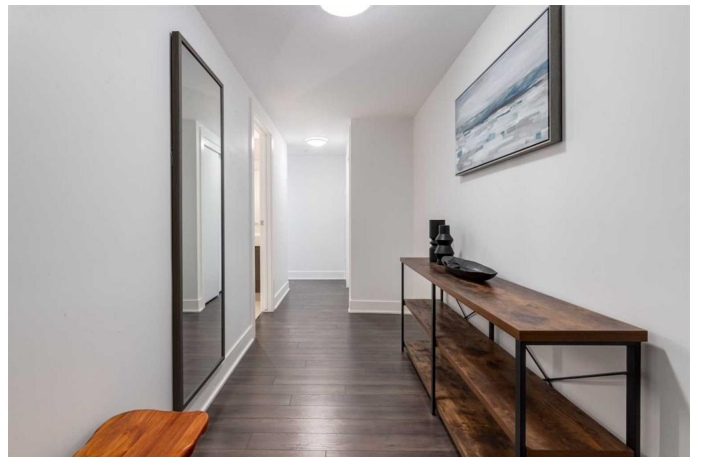
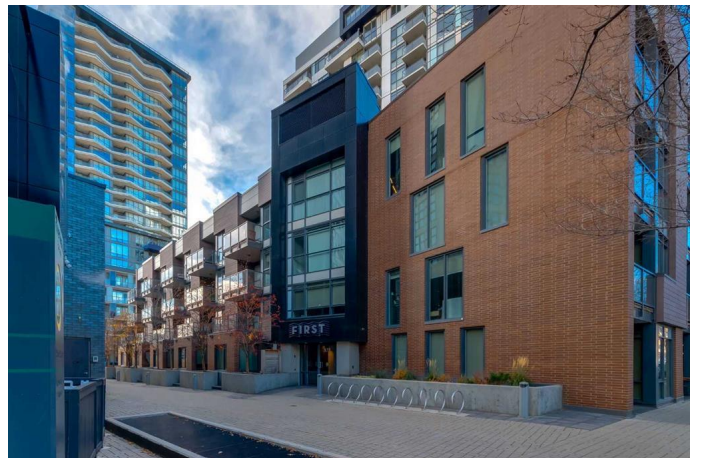
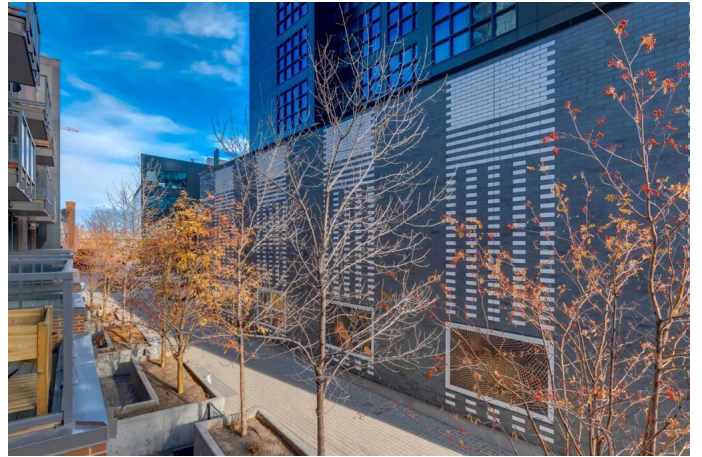
**\$399,000**

2 Bedroom, 2.00 Bathroom, 760 sqft

Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Located in the vibrant and highly sought-after community of East Village, this stunning CORNER UNIT \*\*FULLY FURNISHED, move-in-ready\*\* condo is perfect for young professionals or anyone seeking an urban lifestyle. This lively neighbourhood is packed with amenities, from its proximity to the iconic Simmons Building and scenic walking and bike paths to cultural gems like the National Music Centre, the New Central Library, and the serene St. Patrick's Island. With quick access to the Bow River, the City C-Train, and Superstore, as well as trendy Inglewood's fantastic restaurants and boutique shops, the location is truly unbeatable. This impeccably designed 762 sq ft condo w/ Heated Indoor Parking and Separate Storage features 2 bedrooms and 2 bathrooms with a sleek, modern open-concept layout. The bright living room is filled with natural light from floor-to-ceiling windows, highlighting the stylish finishes. You'll love the stainless steel appliances, designer cabinetry, and quartz countertops that offer plenty of space for cooking and entertaining. The layout is perfect for hosting friends or enjoying a quiet evening at home. Adding to its appeal, this condo comes \*\*fully furnished\*\*, so you can move in with ease and start enjoying your new space immediately. Every detail has been thoughtfully considered to ensure comfort and convenience. The FIRST Condominium provides exceptional amenities, including a rooftop deck with breathtaking views of the



Bow River, a private fitness room, a party room with a billiard table, and more. This home truly combines comfort, style, and a dynamic urban lifestyle. Don't miss your chance to experience everything this incredible condo has to offer—call today to book your private viewing!

Built in 2015

### Essential Information

MLS® #	A2191435
Price	\$399,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	760
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

### Community Information

Address	224, 619 Confluence Way Se
Subdivision	Downtown East Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 1C1

### Amenities

Amenities	Elevator(s), Fitness Center, Picnic Area, Party Room, Roof Deck, Secured Parking
Parking Spaces	1
Parking	Heated Garage, Underground, Titled

### Interior

Interior Features	Closet Organizers, Kitchen Island, Track Lighting
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Fan Coil
Cooling	Central Air
# of Stories	4

## Exterior

Exterior Features	None
Construction	Brick, Wood Frame, Metal Siding, Wood Siding

## Additional Information

Date Listed	February 2nd, 2025
Days on Market	60
Zoning	CC-EMU

## Listing Details

Listing Office	Keller Williams BOLD Realty
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