

# \$269,900 - 506, 535 8 Avenue Se, Calgary

MLS® #A2250756

## \$269,900

1 Bedroom, 1.00 Bathroom, 539 sqft

Residential on 0.00 Acres

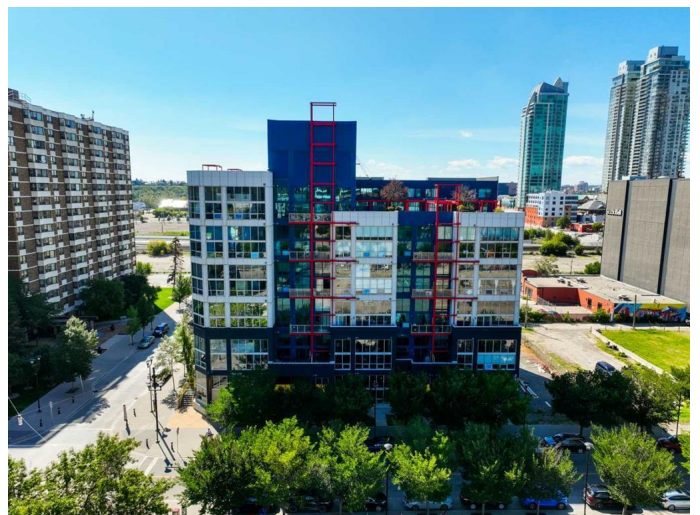
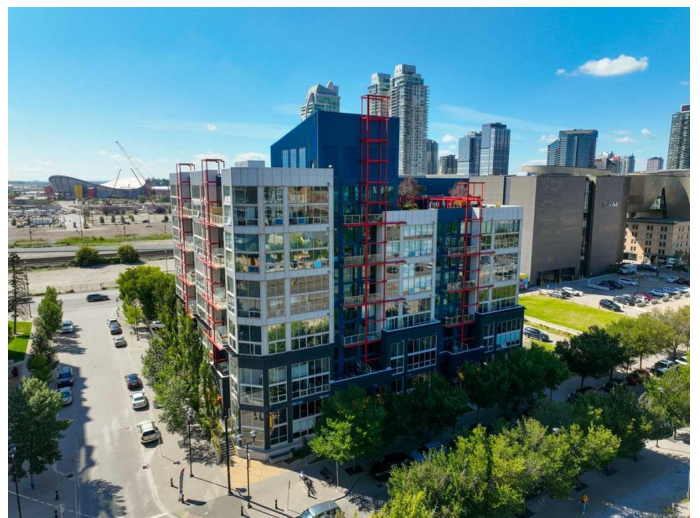
Downtown East Village, Calgary, Alberta

**\*\*Open House Sunday Aug 24 from 2-4:30pm\*\*** Welcome to the Orange Lofts, where New York inspired boho style meets East Village living in the heart of Calgary. This rare river-facing loft is a true gem, offering unobstructed views that are nearly impossible to find. Soaring 16-foot concrete ceilings, refinished concrete floors, and exposed concrete walls set the stage for authentic loft living in impeccable condition. Once an artist's studio, the space exudes creativity and inspiration at every turn, complete with a private balcony overlooking the river. The building also boasts an expansive rooftop patio, perfect for entertaining or soaking up panoramic city and river views. A one-of-a-kind opportunity for those who want style, character, and a daily dose of artistic energy.

Built in 2002

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2250756    |
| Price          | \$269,900   |
| Bedrooms       | 1           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 539         |
| Acres          | 0.00        |
| Year Built     | 2002        |
| Type           | Residential |



|          |           |
|----------|-----------|
| Sub-Type | Apartment |
| Style    | Loft      |
| Status   | Active    |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 506, 535 8 Avenue Se  |
| Subdivision | Downtown East Village |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2G 5S9               |

### Amenities

|           |                  |
|-----------|------------------|
| Amenities | Roof Deck, Trash |
| Parking   | None             |

### Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), No Animal Home, No Smoking Home, Vaulted Ceiling(s)                   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Hot Water                                                                             |
| Cooling           | None                                                                                  |
| # of Stories      | 6                                                                                     |

### Exterior

|                   |                        |
|-------------------|------------------------|
| Exterior Features | Balcony                |
| Construction      | Concrete, Metal Siding |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 23rd, 2025 |
| Days on Market | 3                 |
| Zoning         | CC-EPR            |

### Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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