

# \$249,900 - 505, 624 8 Avenue Se, Calgary

MLS® #A2241165

**\$249,900**

1 Bedroom, 1.00 Bathroom, 411 sqft

Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

INK! Your inner-city adventure begins here in this trendy upscale building built by award-winning Battistella developments! This stunning 1-bedroom condo is situated in the heart of downtown, located on the 5th floor with breathtaking views of the Bow River, Fort Calgary, and the urban landscape. This east-facing unit is drenched in light and blends industrial chic with modern comfort. Unique polished concrete floors and ceilings add a stylish edge, while the thoughtfully selected finishes create a warm and inviting atmosphere. Step out onto the expansive balcony to soak in the downtown energy, whether you're sipping your morning coffee or entertaining friends. Convenience is at your fingertips to explore the city's top restaurants, shops, and parks—all within walking distance. The INK building is designed to elevate your lifestyle with features such as a spacious common amenities area, a ping pong table, and a large rooftop patio featuring cozy fireplaces and ample seating for large gatherings. Whether you're a professional seeking the dynamic downtown lifestyle or an investor, this condo checks all the boxes. Bicycle storage is complete with an air pump and repair rack. This pet-friendly building also has a dog wash, underground visitor parking, and parking stalls available for rent, subject to availability. This is a very affordable opportunity to own or to hold as a great investment. Price inc a titled storage unit in the parkade and a rented underground parking



stall is \$200.00/mth. Can be kept or cancelled

Built in 2018

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2241165          |
| Price          | \$249,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 411               |
| Acres          | 0.00              |
| Year Built     | 2018              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 505, 624 8 Avenue Se  |
| Subdivision | Downtown East Village |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2G 1S1               |

### Amenities

|           |                                                                               |
|-----------|-------------------------------------------------------------------------------|
| Amenities | Elevator(s), Parking, Roof Deck, Visitor Parking, Bicycle Storage, Party Room |
| Parking   | None                                                                          |

### Interior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Quartz Counters                            |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Range, Microwave, Refrigerator, Washer, Window Coverings |
| Heating           | Hot Water, Natural Gas                                                                                        |
| Cooling           | Central Air                                                                                                   |
| # of Stories      | 15                                                                                                            |

**Exterior**

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Other               |
| Roof              | Flat Torch Membrane |
| Construction      | Concrete            |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 18th, 2025 |
| Days on Market | 81              |
| Zoning         | CC-EPR          |

**Listing Details**

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

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.