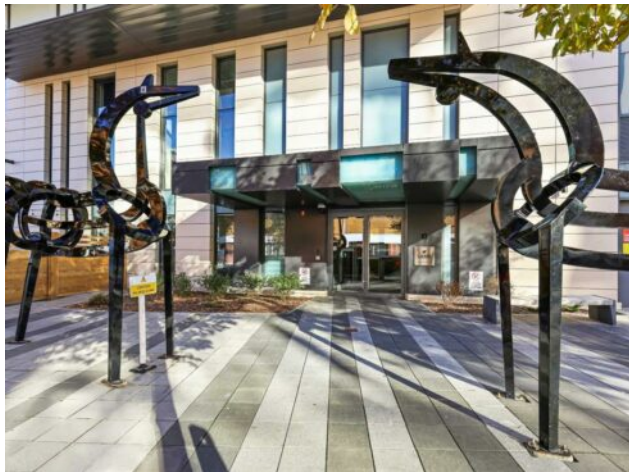


**606, 1010 6 Street SW**  
**Calgary, Alberta**

**MLS # A2266260**



**\$390,000**

|                  |                                    |               |                  |
|------------------|------------------------------------|---------------|------------------|
| <b>Division:</b> | Beltline                           |               |                  |
| <b>Type:</b>     | Residential/High Rise (5+ stories) |               |                  |
| <b>Style:</b>    | Apartment-Single Level Unit        |               |                  |
| <b>Size:</b>     | 695 sq.ft.                         | <b>Age:</b>   | 2017 (8 yrs old) |
| <b>Beds:</b>     | 2                                  | <b>Baths:</b> | 2                |
| <b>Garage:</b>   | Underground                        |               |                  |
| <b>Lot Size:</b> | -                                  |               |                  |
| <b>Lot Feat:</b> | -                                  |               |                  |

|                    |                                                                                               |                   |        |
|--------------------|-----------------------------------------------------------------------------------------------|-------------------|--------|
| <b>Heating:</b>    | Forced Air                                                                                    | <b>Water:</b>     | -      |
| <b>Floors:</b>     | Tile, Vinyl Plank                                                                             | <b>Sewer:</b>     | -      |
| <b>Roof:</b>       | -                                                                                             | <b>Condo Fee:</b> | \$ 750 |
| <b>Basement:</b>   | -                                                                                             | <b>LLD:</b>       | -      |
| <b>Exterior:</b>   | Concrete                                                                                      | <b>Zoning:</b>    | CC-X   |
| <b>Foundation:</b> | -                                                                                             | <b>Utilities:</b> | -      |
| <b>Features:</b>   | No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Soaking Tub, Track Lighting |                   |        |

**Inclusions:** none

Experience modern urban living in this stylish 2-bedroom, 2-bathroom corner condo on the 6th floor of the sought-after Six and Tenth building in Calgary's Beltline. Floor-to-ceiling windows fill the space with natural light and showcase stunning views of downtown. The open layout features exposed concrete, quartz countertops, a gas range, and stainless-steel appliances. Enjoy your private balcony, in-suite laundry, and titled underground parking. Building amenities include a fitness centre, outdoor pool, concierge, and social spaces. Located steps from amazing restaurants, shopping, and transit, and minutes to the Stampede grounds. Short-term rentals permitted, offering great flexibility for owners and investors alike.