

# \$375,000 - 501, 530 3 Street Se, Calgary

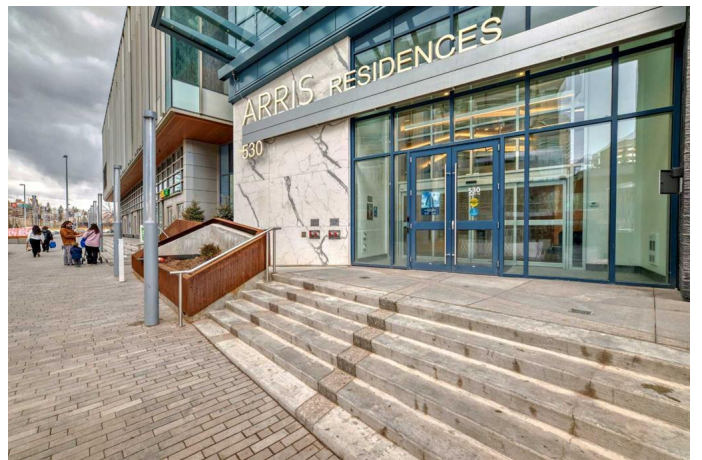
MLS® #A2189575

**\$375,000**

1 Bedroom, 1.00 Bathroom, 631 sqft  
Residential on 0.00 Acres

Downtown East Village, Calgary, Alberta

Welcome to urban living at its finest in vibrant East Village community! This one-bedroom, one-bathroom + den condo in Arris Residences boasts contemporary design and luxurious finishes, offering the perfect blend of style and comfort. As you step into this brand-new residence, you're greeted by an abundance of natural light flooding in through large, west-facing windows, illuminating the open-concept living space. Enjoy breathtaking panoramic views of the city skyline, creating a captivating backdrop for both relaxation and entertainment. The modern kitchen is a chef's delight, featuring sleek cabinetry, premium stainless steel appliances, and ample counter space for culinary adventures. The seamless flow from the kitchen to the living area makes it ideal for hosting gatherings or simply unwinding after a busy day. The spacious bedroom offers a tranquil retreat, complete with generous closet space for all your storage needs. Need a home office or a cozy reading nook? The versatile den provides the perfect solution, allowing you to customize the space to suit your lifestyle. Indulge in the ultimate urban lifestyle with access to a host of amenities, including a fitness center, indoor pool, steam room and sauna, hot tub, social room, concierge and outdoor terrace space. With shopping, dining, and entertainment options just steps away, every convenience is within reach. Don't miss this opportunity to own a piece of the dynamic East Village community. Schedule your viewing today and



experience city living at its finest!

Built in 2024

### Essential Information

MLS® #	A2189575
Price	\$375,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	631
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Active

### Community Information

Address	501, 530 3 Street Se
Subdivision	Downtown East Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G2L8

### Amenities

Amenities	Dog Run, Fitness Center, Indoor Pool, Party Room, Sauna, Spa/Hot Tub, Visitor Parking
Parking Spaces	1
Parking	Stall, Underground

### Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	Central Air
# of Stories	41

## Exterior

Exterior Features    Playground  
Construction        Aluminum Siding, Concrete

## Additional Information

Date Listed            January 22nd, 2025  
Days on Market        51  
Zoning                 DC

## Listing Details

Listing Office         City Homes Realty

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.