



1004, 1025 5 Avenue SW
Calgary, Alberta

MLS # A2319303

\$449,999



Division:	Downtown West End		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	829 sq.ft.	Age:	2017 (9 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Heat Pump	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Concrete, Tile	Condo Fee:	\$ 670
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan		

Inclusions: NONE

HUGE PRICE DROP || MOVE IN READY || Experience luxury living in this immaculate 2-bedroom, 2-bathroom residence with an award-winning floor plan and breathtaking views of the Bow River and mountains. Enjoy incredible scenery from your private balcony, a chef-inspired kitchen with premium built-ins and oversized island, and a spacious primary retreat with a spa-like ensuite. This quiet, pet-free unit includes in-suite laundry, titled underground parking, and storage, all within a highly sought-after owner-occupied building featuring 24-hour concierge, fitness centre, and premium amenities including a dog washing station. Just steps to the Bow River pathways and C-Train, this is the perfect blend of luxury, lifestyle, and location.