# \$400,000 - 706, 1025 5 Avenue Sw, Calgary

MLS® #A2200994

#### \$400,000

1 Bedroom, 1.00 Bathroom, 593 sqft Residential on 0.00 Acres

Downtown West End, Calgary, Alberta

FULLY FURNISHED OPPORTUNITY! Experience the best of exceptional design and breathtaking views at Avenue West End. This sophisticated fully furnished residence offers an unparalleled living experience with floor-to-ceiling window walls, expanding your sightline to capture stunning views of the Bow River and downtown skyline.

Step inside to discover premium interiors, including brand-new luxury vinyl plank flooring and central air conditioning for year-round comfort. The renowned Cressey Kitchenâ, ¢ is a showstopper, featuring quartz countertops, a five-burner gas cooktop, and seamlessly integrated appliancesâ€"including dual refrigerators and two full-height pantriesâ€"offering both beauty and functionality. The spa-inspired bathroom is designed for relaxation, complete with heated floors, a soaker tub/shower combo, a quartz niche for soaps, and a sleek, floating vanity with mirrored storage. The primary bedroom is a serene retreat, accommodating a queen-size bed and a spacious walk-in closet with built-in organizers. Blackout blinds ensure restful sleep, while a north-facing balcony with seating for two invites you to unwind with a glass of wine as you take in the evening sunsets.

This pet-friendly building caters to your furry friends with a dog park across the street and a pet wash station in the parkade. Extras include brand-new luxury vinyl plank flooring, two titled







storage lockers, and an oversized heated underground parking stall. Beyond the home itself, Avenue West End sets a new standard for urban luxury living, offering: Porte-cochÃ<sup>"</sup>re entrance with five-star concierge service, State-of-the-art fitness center, Secure bike storage & workshop, Heated underground visitor parking, Private storage for seasonal items

Unbeatable locationâ€"just steps from the C-Train, Bow River pathways, trendy Kensington, and the downtown core. This fully furnished home is move-in ready and waiting to welcome you!

Built in 2019

#### **Essential Information**

A2200994
\$400,000
1
1.00
1
593
0.00
2019
Residential
Apartment
Single Level Unit
Active

#### **Community Information**

Address	706, 1025 5 Avenue Sw
Subdivision	Downtown West End
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2P 1N4

#### Amenities

Amenities	Parking, Secured Parking, Snow Removal, Visitor Parking, Workshop, Bicycle Storage, Dog Park, Garbage Chute, Recreation Facilities, Recreation Room
Parking Spaces	1
Parking	Underground, Parkade
Interior	
Interior Features	Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Built-In Refrigerator
Heating	Heat Pump
Cooling	Central Air
# of Stories	23

### Exterior

Exterior Features	Balcony, Covered Courtyard
Construction	Concrete, Stone

#### **Additional Information**

Date Listed	March 10th, 2025
Days on Market	40
Zoning	DC

## **Listing Details**

Listing Office Royal LePage Benchmark

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