

\$549,900 - 801, 1025 5 Avenue Sw, Calgary

MLS® #A2185657

\$549,900

2 Bedroom, 2.00 Bathroom, 936 sqft
Residential on 0.00 Acres

Downtown West End, Calgary, Alberta

Explore this stunning home via the immersive 3D tour! Discover a remarkable opportunity to live just steps from the Bow River, a beautiful park, and an LRT station. This unit offers an open-concept main floor layout, featuring a bright and spacious living area with expansive windows that let in abundant natural light. A dedicated office space provides the perfect spot for work or study. The home includes two generous bedrooms, both with walk-in closets. The south-facing primary bedroom offers breathtaking views of the river, cozy sunlight throughout the winter, a luxurious 5-piece ensuite bathroom, and a large closet. The secondary bedroom also features a walk-in closet for convenience and extra storage. The modern kitchen is finished with high-quality details, including a fully integrated built-in refrigerator, oven, microwave, stainless steel gas cooktop, hood fan, and dishwasher. A vast, private south-facing balcony provides serene views of the Bow River, making it the perfect space to relax and unwind. This building offers a range of premium amenities, including a fitness/exercise room, 24-hour security and concierge services, a pet wash station, and a party room available for resident use. Located in a highly walkable community, the property is just minutes from the downtown commercial core and the vibrant restaurants and entertainment venues of 17th Avenue. It is also within the catchment area for Western Canada High School, one of Alberta's top-ranked schools. Ideal for first-time



homeowners or as an investment opportunity, this property combines luxury, convenience, and an unbeatable location. Don't miss your chance to book your private showing today!

Built in 2017

Essential Information

| | |
|----------------|----------------|
| MLS® # | A2185657 |
| Price | \$549,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 936 |
| Acres | 0.00 |
| Year Built | 2017 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | High-Rise (5+) |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 801, 1025 5 Avenue Sw |
| Subdivision | Downtown West End |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2P 1N4 |

Amenities

| | |
|----------------|--|
| Amenities | Elevator(s), Fitness Center, Parking, Secured Parking, Visitor Parking |
| Parking Spaces | 1 |
| Parking | Heated Garage, Underground |

Interior

| | |
|-------------------|--|
| Interior Features | Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Walk-In Closet(s), Built-in Features, Granite Counters |
| Appliances | Built-In Oven, Dishwasher, Range Hood, Washer/Dryer, Window |

Coverings, Central Air Conditioning
Heating Forced Air, Central
Cooling Central Air
of Stories 23

Exterior

Exterior Features Balcony
Construction Concrete, Stone

Additional Information

Date Listed January 13th, 2025
Days on Market 80
Zoning DC

Listing Details

Listing Office Homecare Realty Ltd.

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.

