

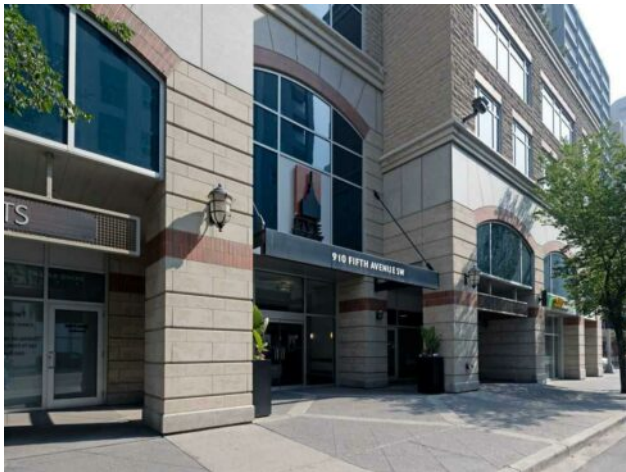


GRASSROOTS
REALTY GROUP

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1501, 910 5 Avenue SW
Calgary, Alberta

MLS # A2144998



\$324,900

Division:	Downtown Commercial Core		
Type:	Residential/High Rise (5+ stories)		
Style:	High-Rise (5+)		
Size:	660 sq.ft.	Age:	2007 (17 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Secured, See Remarks, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 531
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Stone	Zoning:	CR20-C20/R20
Foundation:	-	Utilities:	-
Features:	Kitchen Island		

Inclusions: Window Coverings

Step into luxury with this executive condo, exquisitely designed with elegance and modern sophistication. Revel in the bright, open floor plan cooled by central air conditioning. The gourmet kitchen boasts granite countertops, stainless steel appliances, full-height cabinets, a spacious pantry, and a center island with breakfast bar seating. Adjacent to the kitchen, the dining room offers an intimate setting for dinner parties, and the building's grand party room is ideal for larger celebrations. The inviting living room, with its charming gas fireplace, is a haven for cozy evenings, while the glass-railed balcony offers breathtaking panoramic views of the city and river, perfect for unwinding after a long day. The serene bedroom provides a tranquil retreat, complete with convenient cheater access to the 4-piece bathroom. This condo goes above and beyond with in-suite laundry, heated underground parking, a separate storage locker, a car wash, and a full-time concierge ensuring all your packages are safely delivered. Walk or bike to downtown, take leisurely strolls along the river, and explore the vibrant array of shops, cafes, and restaurants. Experience exceptional living in a condo that truly has it all.