



GRASSROOTS
REALTY GROUP

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1006, 1025 5 Avenue SW
Calgary, Alberta

MLS # A2190344



\$319,900

Division:	Downtown West End		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-High-Rise (5+)		
Size:	523 sq.ft.	Age:	2017 (8 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 415
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub		
Inclusions:	N/A		

PRICE IMPROVEMENT BRAND NEW LVP FLOOR - it has been changed to a light greyish/beige colour. See the floor photos*Downtown living at its finest with this beautiful 1-bedroom condo at Avenue West End. Nestled in the vibrant downtown core, just steps from the Bow River and an array of dining, shopping, and entertainment options, this condo is ideal for professionals and urban enthusiasts alike. Step into a bright and spacious open-concept living area, featuring floor-to-ceiling windows that bathe the space in natural light. The gourmet kitchen features a 5 burner gas cooktop, quartz countertops, under cabinet lighting, built-in fridge and freezer. The bathroom maximizes comfort with in-floor heating and soaker tub. The spacious bedroom connects to an oversize closet with built-in shelvings. Complete the package with in-suite laundry, a titled underground heated parking stall and titled storage locker. Schedule your viewing today!