



GRASSROOTS
REALTY GROUP

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306, 730 5 Street NE
Calgary, Alberta

MLS # A2197487



\$329,900

Division:	Renfrew		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	623 sq.ft.	Age:	2016 (9 yrs old)
Beds:	1	Baths:	1
Garage:	Garage Door Opener, Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 553
Basement:	-	LLD:	-
Exterior:	Metal Siding , Wood Frame	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Closet Organizers, Elevator, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan		

Inclusions: Entrance Storage Unit

A beautiful condo in a superb location with a HUGE price drop. Don't miss out! Welcome to LiFFT— This stunning 1-bedroom Boutique SOUTH FACING END unit condo is nestled on top of the hill in the heart of Renfrew! Step inside and be welcomed by a spacious foyer featuring a generous storage closet and a thoughtfully designed and separate laundry space with ample storage. The home feature premium finishes throughout, including wide-plank LVP flooring, a soft neutral-toned palette, in-floor heating, custom cabinetry, pendant lights, and gleaming quartz countertops that exude modern elegance. The open-concept kitchen is equipped with sleek stainless-steel appliances, a Gas cooktop, a classic contemporary tiled backsplash, tons of cabinetry, and a spacious two-tiered sit-up kitchen island—perfect for casual meals, meal prepping, or entertaining guests with ease. The bright and inviting main living area seamlessly connects to the south facing private balcony, offering a peaceful outdoor escape with beautiful downtown views. A spacious, south-facing master suite is an inviting retreat. This serene sanctuary offers the perfect blend of comfort and style and includes a spacious walk-in closet. The modern bathroom boasts a quartz vanity, modern cabinetry, and elegant ceramic tile flooring that adds a touch of sophistication. Additionally, the condo comes with underground heated Titled parking, BBQ line and assigned storage, Enjoy the best of both worlds with a prime location walking distance to city center, allowing you to experience the energy of downtown while still coming home to a peaceful retreat. Whether you're exploring nearby parks, indulging in top-rated dining, or simply soaking in the lively yet relaxed ambiance, this location is ideal for the urban dweller seeking a connected, contemporary lifestyle. A truly incredible find!

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