

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

MLS® #A2200994

**\$400,000**

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

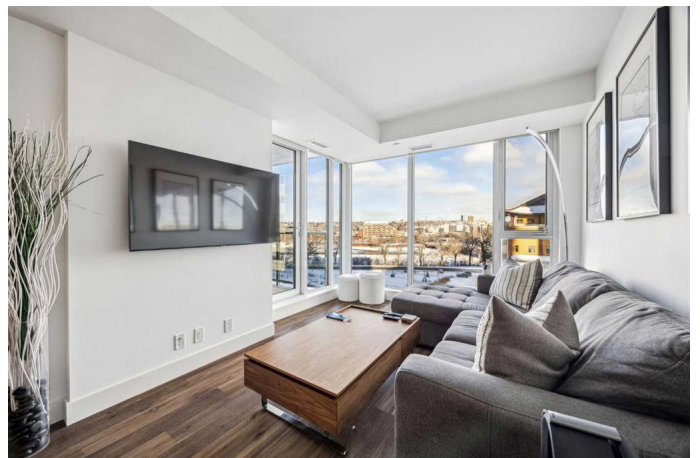
Downtown West End, Calgary, Alberta

## 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 Kitchen is a showstopper, featuring quartz countertops, a five-burner gas cooktop, and seamlessly integrated appliances—including dual refrigerators and two full-height pantries—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-cochère 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 location—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

MLS® #	A2200994
Price	\$400,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	593
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	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	Bicycle Storage, Parking, Recreation Facilities, Secured Parking, Snow Removal, Visitor Parking, Dog Park, Garbage Chute, Recreation Room, Workshop
Parking Spaces	1
Parking	Parkade, Underground

### **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, Built-In Refrigerator, Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Washer, Gas Cooktop
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	36
Zoning	DC

### **Listing Details**

Listing Office	Royal LePage Benchmark
----------------	------------------------

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.