

# \$515,000 - 208, 1730 5a Street Sw, Calgary

MLS® #A2117816

**\$515,000**

2 Bedroom, 2.00 Bathroom, 1,295 sqft

Residential on 0.00 Acres

Cliff Bungalow, Calgary, Alberta

Welcome to Unit 208 in the esteemed Tweed building, nestled in the vibrant neighbourhood of Cliff Bungalow. This exceptional 2nd floor condo, spanning an expansive 1295 sqft, is the epitome of urban luxury living. Upon entering this 2 bedroom, 2 bathroom sanctuary, you'll be captivated by the lavish hardwood flooring that flows seamlessly throughout the residence, harmonizing with the sleek dark wood cabinetry and lustrous granite countertops. The open-concept layout promotes an airy and inclusive atmosphere for both relaxation and entertainment. The culinary space is a chef's dream, boasting a well-appointed kitchen graced with ample counter space and storage, inviting you to create and savour gourmet meals. Retreat to the spacious living area, where the ambiance is enhanced by a gas fireplace and the vast windows usher in an abundance of western light, offering a serene backdrop for your daily living. Step out onto the west-facing balcony to revel in the sunset views or unwind in the master suite, which features a lavish ensuite complete with a roomy shower and dual sinks, ensuring a spa-like experience every day. The additional bedroom offers versatility, ideal for guests or a tranquil home office. This building is CONCRETE construction allowing you to have peace and quiet at home. Living at the Tweed places you moments away from the pulsating heart of Calgary's dining scene, with renowned eateries such as Una Pizza, Lonely Mouth, and Shokunin mere blocks away. The



urban convenience is unmatched, with the best of 17th Ave and 4th street at your doorstep. This exquisite condo is more than just a home; it's a lifestyle. With its fusion of modern luxury, comfort, and prime location, Unit 208 is a rare gem waiting to be claimed. Experience the pinnacle of city living in one of Calgary's most coveted buildings.

Built in 2009

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2117816      |
| Price          | \$515,000     |
| Sold Price     | \$515,000     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 1,295         |
| Acres          | 0.00          |
| Year Built     | 2009          |
| Type           | Residential   |
| Sub-Type       | Apartment     |
| Style          | Low-Rise(1-4) |
| Status         | Sold          |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 208, 1730 5a Street Sw |
| Subdivision | Cliff Bungalow         |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2S 2E9                |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Amenities      | Elevator(s), Secured Parking       |
| Parking Spaces | 1                                  |
| Parking        | Heated Garage, Titled, Underground |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Kitchen Island                                                                            |
| Appliances        | Dishwasher, Electric Stove, Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Hot Water                                                                                                |
| Cooling           | None                                                                                                     |
| Fireplace         | Yes                                                                                                      |
| # of Fireplaces   | 1                                                                                                        |
| Fireplaces        | Gas, Living Room                                                                                         |
| # of Stories      | 4                                                                                                        |

## Exterior

|                   |                         |
|-------------------|-------------------------|
| Exterior Features | Balcony                 |
| Roof              | Membrane, Metal         |
| Construction      | Brick, Concrete, Stucco |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 8th, 2024 |
| Date Sold      | May 2nd, 2024   |
| Days on Market | 24              |
| Zoning         | M-C2            |
| HOA Fees       | 0.00            |

## Listing Details

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

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