

\$465,000 - 413, 823 5 Avenue Nw, Calgary

MLS® #A2161187

\$465,000

2 Bedroom, 2.00 Bathroom, 733 sqft

Residential on 0.00 Acres

Sunnyside, Calgary, Alberta

Amazing Downtown View | High Ceiling | Top Floor | Huge Balcony Patio | Underground Parking and Storage | Discover your new home in the heart of Sunnyside! This stunning 2-bedroom, 2-bathroom apartment offers a perfect blend of modern elegance and vibrant city living. Step into an open and bright layout, where high ceilings in the living room create an airy, spacious feel.

The contemporary kitchen is a chef's dream, featuring sleek stainless steel appliances, quartz countertops, and plenty of counter space for culinary creativity. Enjoy the luxury of a large balcony with a gas hook up and sweeping views of downtown ideal for relaxing or entertaining guests.

The generously sized primary bedroom is tucked into the corner of the home and features brand new carpets, along with a view of downtown. Stepping through the spacious walk-in closet, you will find an ensuite that includes a fully-tiled walk-in shower and stone counters. A secondary bedroom which can double as an office sits conveniently next to the common four-piece bathroom. Near the entry to the home you will find a laundry room that houses an upgraded washer and dryer, while still leaving enough space for storage and closet space.

Located just steps away from Kensington's trendy cafes, restaurants,



and Riley Park, as well as scenic walking paths around Prince's Island Park and the iconic Peace Bridge, youâ€™ll have the best of Sunnyside at your doorstep. The underground parking stall will ensure your car is always secure and warm during winter. Embrace city living with style and ease in this exceptional apartment!

Built in 2015

Essential Information

MLS® #	A2161187
Price	\$465,000
Sold Price	\$465,750
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	733
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	413, 823 5 Avenue Nw
Subdivision	Sunnyside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 0R5

Amenities

Amenities	Bicycle Storage, Car Wash, Storage, Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	Closet Organizers, High Ceilings, See Remarks, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony
Construction	Composite Siding, Wood Frame

Additional Information

Date Listed	September 5th, 2024
Date Sold	September 19th, 2024
Days on Market	14
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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