



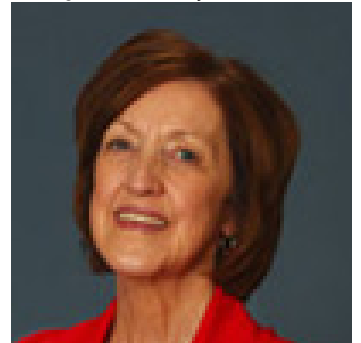
# 1025 5 Avenue Calgary Alberta

\$669,000

**\*\*\*SHOWSTOPPER\*\*\*** SUB-PENTHOUSE WITH INCREDIBLE RIVER AND MOUNTAIN VIEWS | 2BED 2 BATH + DEN | CONCIERGE | BEST PARKING SPOT & PRIVATE STORAGE ROOM IN THE BUILDING | DESIRABLE WEST END LOCATION | Amazing build by 2 renowned West Coast developers Grosvenor & Cressy - complete with all the features needed to live a luxury inner-city condo lifestyle. Located overlooking the Bow, this sub-penthouse condo is designed to maximize all the square footage & capture the breathtaking views that this property has to offer. \*Floorplan attached in photos\* Unit 2201 was completed with all of the Luxurious Penthouse upgrades possible featuring: Hardwood Floors throughout, Upgraded Bosch appliances including a 36" 5 burner gas range, 30" wall oven, wine/beverage cooler, paneled wall fridge, Quartz Countertops, soft close cabinetry, Lutron Smart Home lighting, custom black-out blinds in the bedrooms & a reconfigured larger master bedroom with floor to ceiling marble in the master bathroom. Additional upgrades include a custom walnut floating desk and built-in cupboards in the den which makes for a great home office, built-in closet organizers throughout and radiant heat flooring in the bathrooms. In addition to air conditioning, the unit offers central humidity to keep the flooring in excellent condition and create a more comfortable living environment. Fantastic location steps away from the Bow River cycling and walking paths, a dog park, Kensington and the Downtown Core. (id:6769)

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|---|--------------------------------|
| Living room/Dining room 18.42 Ft x 10.08 Ft | Den 8.08 Ft x 6.83 Ft          |
| Kitchen 10.25 Ft x 8.42 Ft                  | Laundry room 3.83 Ft x 2.42 Ft |
| Primary Bedroom 10.00 Ft x 10.00 Ft         | 3pc Bathroom .00 Ft x .00 Ft   |
| 6pc Bathroom .00 Ft x .00 Ft                | Furnace 2.58 Ft x 2.50 Ft      |
| Bedroom 10.00 Ft x 9.58 Ft                  | Other 10.67 Ft x 6.50 Ft       |
| Foyer 7.83 Ft x 3.75 Ft                     |                                |

Listing Presented By:



Originally Listed by:  
RE/MAX HOUSE OF REAL ESTATE



CIR

REALTY

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