

# \$369,900 - 229, 823 5 Avenue Nw, Calgary

MLS® #A2234662

**\$369,900**

1 Bedroom, 1.00 Bathroom, 601 sqft

Residential on 0.00 Acres

Sunnyside, Calgary, Alberta

LOCATION, LIFESTYLE, and LUXURY â€™

Welcome to the VEN of Kensington!

Nestled in the heart of one of Calgaryâ€™s most desirable and walkable inner-city

neighborhoods, beautiful Sunnyside! This

stunning 1-bedroom, 1-bathroom home is your

gateway to vibrant urban living! Located on the

second floor, this unit boasts a bright, modern

aesthetic with high-end finishes throughout.

The gourmet kitchen features sleek quartz

countertops, premium stainless steel

appliances, and a gas cooktop â€™ perfect for

the passionate home chef. A massive

breakfast bar opens to the dedicated dining

area and a cozy living room complete with

custom built-ins â€™ the perfect space to

cuddle up to your favourite book or unwind

with the latest Netflix binge. Step outside onto

your oversized covered balcony â€™ perfect for

BBQs, hosting friends and family alike, or

simply enjoying a quiet morning coffee in the

fresh air. The spacious bedroom is filled with

natural light and connects to a generous

walk-through closet leading to your spa-like

4-piece ensuite, complete with a deep soaker

tub and glass-enclosed shower â€™ a luxurious

retreat at the end of your day! Additional

conveniences include in-suite laundry, an

underground TITLED parking stall,

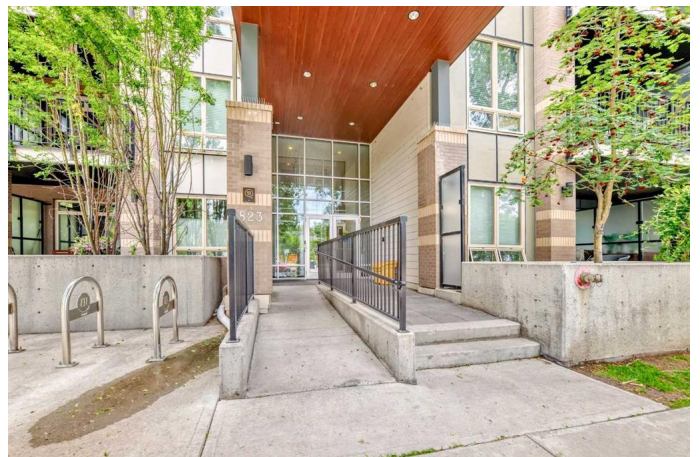
underground visitor parking, a car wash,

assigned storage unit, bike storage, and the

convenience of a workshop to maintain your

skis, snowboard, and bicycles. This prime

location offers unbeatable access to all the



trendy shops, cafes, and restaurants of Kensington to satisfy whatever you're craving. Live steps from the Bow River pathways, parks, C-Train station, and with quick access to downtown, this location offers the best of urban convenience and natural beauty. Donâ€™t miss your chance to own in one of Calgaryâ€™s most coveted neighborhoods â€“ call today to book your private showing!

Built in 2015

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2234662          |
| Price          | \$369,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 601               |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 229, 823 5 Avenue Nw |
| Subdivision | Sunnyside            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2N0R5               |

**Amenities**

|                |  |
|----------------|--|
| Amenities      | Bicycle Storage, Car Wash, Elevator(s), Secured Parking, Visitor Parking, Workshop |
| Parking Spaces | 1  |
| Parking        | Parkade, Titled, Underground   |

## Interior

|                   |   |
|-------------------|---|
| Interior Features | Breakfast Bar, Built-in Features, Quartz Counters, Walk-In Closet(s)                    |
| Appliances        | Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave Hood Fan, Refrigerator, Washer |
| Heating           | Baseboard   |
| Cooling           | None  |
| # of Stories      | 4   |

## Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Balcony, Lighting   |
| Construction      | Brick, Metal Siding |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 27th, 2025 |
| Days on Market | 16              |
| Zoning         | DC              |

## Listing Details

|                |                                |
|----------------|--------------------------------|
| Listing Office | Real Estate Professionals Inc. |
|----------------|--------------------------------|

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