

\$899,998 - 1208, 1234 5 Avenue Nw, Calgary

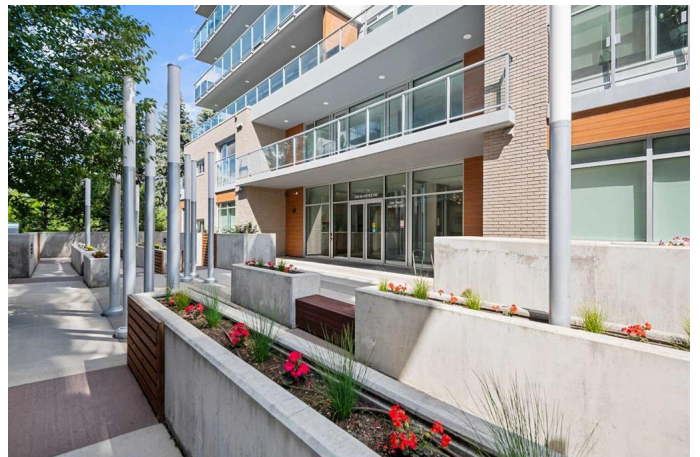
MLS® #A2238023

\$899,998

3 Bedroom, 3.00 Bathroom, 1,442 sqft
Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

Welcome to luxury living in this exceptional CORNER unit with TWO private balconies. Enjoy the south-facing downtown views in this rare, three-bedroom layout designed for optimal comfort and flow. The open, inviting, and sun-drenched living spaces create a seamless transition, with the large living room opening onto the south-facing balcony, showcasing downtown views. The dining room is spacious and enveloped in windows, providing more light and views to the East and downtown. The white kitchen features a Fisher Paykel stainless steel gas range, Samsung stainless steel refrigerator, and Miele dishwasher. Enjoy a glass of wine and mingle with the chef at the quartz topped island. The primary suite is a true retreat, featuring a private east-facing balcony, spacious walk-in closet, and a beautifully appointed 5-piece ensuite complete with free-standing soaker tub. The second bedroom has a cheater ensuite to the main 4 piece bath. The laundry room comes with full-sized stacking washer and dryer. Privacy is key with the third bedroom, thoughtfully separated from the living areas and complete with its own ensuite – perfect for guests or a teenager. Upgraded engineered hardwood floors flow throughout the unit. This property comes with the added benefits of two titled parking spaces and assigned, secure storage. Living at Ezra offers access to exceptional amenities, including a party room with wine storage in the East tower



and a recreation facility in the West tower.
Backing onto historic Riley Park, you'll be steps away from the LRT, Kensington Safeway, and surrounded by great transit options, bike paths, and walking trails. This is urban living at its finest!

Built in 2017

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2238023 |
| Price | \$899,998 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,442 |
| Acres | 0.00 |
| Year Built | 2017 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 1208, 1234 5 Avenue Nw |
| Subdivision | Hillhurst |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2N 0R9 |

Amenities

| | |
|----------------|--|
| Amenities | Elevator(s), Fitness Center, Party Room, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking, Bicycle Storage |
| Parking Spaces | 2 |
| Parking | Parkade, Titled, Side By Side |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Recreation Facilities, Soaking Tub, Storage, Vinyl Windows, Low Flow Plumbing Fixtures |
| Appliances | Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings, Gas Range |
| Heating | Fan Coil |
| Cooling | Central Air |
| # of Stories | 8 |

Exterior

| | |
|-------------------|------------------------------|
| Exterior Features | Balcony, Uncovered Courtyard |
| Roof | Membrane |
| Construction | Brick, Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 9th, 2025 |
| Days on Market | 1 |
| Zoning | DC |

Listing Details

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|----------------|----------------------------------|
| Listing Office | Royal LePage Mission Real Estate |
|----------------|----------------------------------|

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