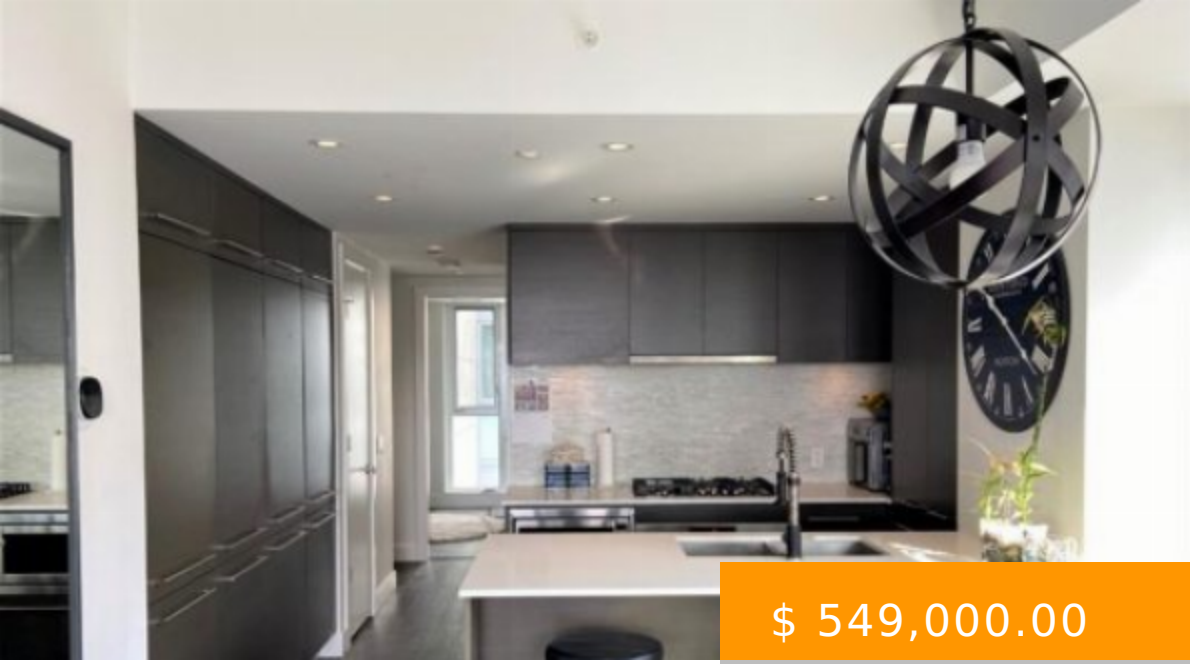


$ 549,000.00

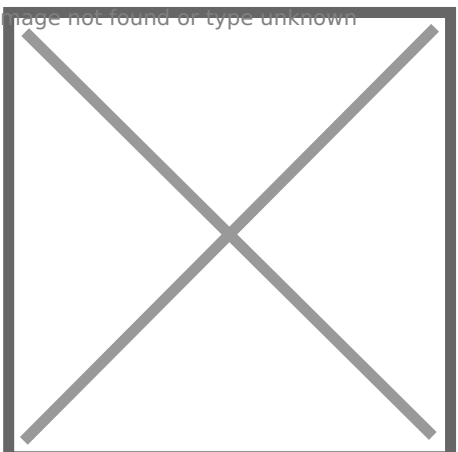
# 1601 1025 5 AVENUE SW CALGARY

https://paulbrinton.com

- 2 beds
- 2 baths
- Apartment
- Residential
- Active

Turn-key rental with tenants in place until Sept 2022 - conveniently situated on the corner of 5th Ave and 10th Street, walking distance to The Core Shopping Centre, Co-Op, Safeway. West Kerby Station, numerous local fine dining, +15 Walkway and river pathway are all within a two block radius. Only...

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## BASIC FACTS

**Style:** High-Rise (5+)

**MLS ® #:** A1144879

**Type:** Apartment

**Bedrooms:** 2

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Conventional

**Post Updated:** 2021-11-24 17:52:14

**Bathrooms:** 2

**Bedrooms Above Grade:** 2

**Date added:** 09/07/21

**Lot size:** 26372 sq ft

**Year built:** 2017

**Parking:** Parkade, Titled

## PROPERTY FEATURES

**Total Parking:** 1

**Association Amenities:** Elevator(s),Other,Parking

**Exterior Features:** None

**District:** CAL Zone CC

**Interior Features:** Bookcases,Elevator,No Smoking Home,Smart Home,Storage,Walk-In Closet(s),Wired for Data

**Roof Type:** Concrete

**Flooring:** Hardwood

**Community Features:** Park,Schools Nearby,Sidewalks,Street Lights,Shopping Nearby

**Fencing:** None

**Cooling:** Wall Unit(s)

**Lot Features:** Back Lane,Backs on to Park/Green Space,Creek/River/Stream/Pond,Dog Run Fenced In,Low Maintenance Landscape,Landscaped,Street Lighting

**Heating Type:** Heat Pump

## PROPERTY INFORMATION

**Levels:** Single Level Unit

**Laundry features:** In Unit

**Zoning:** DC

**Transaction Type:** For Sale

**List Price Square Foot:** $ 598.01

**Title Land:** Fee Simple

**Photo Count:** 38

**Rooms Above Grade:** 7

**Unit Exposure:** SW

**Unit Number:** 1601

**Construction Materials:** Composite Siding,Concrete

**Quarter:** NW

**Section:** 16

**Range:** 1

**Suite:** No

**Foundation:** Poured Concrete

**Frontage Metres:** 62.37M 204`8"

**Appliances:** Dishwasher,Dryer,Electric Oven,Garage Control(s),Gas Range,Instant Hot Water,Microwave,Range Hood,Refrigerator,Washer

**Living Area SF:** 918.05

**Subdivision Name:** Downtown West End

**Structure Type:** High Rise (5+ stories)

**Lot Size Acres:** 0.61

**Restrictions:** Easement Registered On Title,Restrictive Covenant-Building Design/Size,Utility Right Of Way