

\$359,900 - 308, 823 5 Avenue Nw, Calgary

MLS® #A2236986

\$359,900

1 Bedroom, 1.00 Bathroom, 591 sqft

Residential on 0.00 Acres

Sunnyside, Calgary, Alberta

Welcome to the Ven of Kensington, ideally located in the heart of Sunnyside—one of Calgary's most walkable and vibrant communities. This one-bedroom, one-bathroom condo is situated on the third floor and offers a bright, modern living space designed with comfort and functionality in mind.

The kitchen features clean, contemporary finishes and is equipped with a breakfast bar, stainless steel appliances, a gas cooktop, built-in oven, refrigerator, and a microwave with a hood fan. A designated dining area provides an ideal setting for enjoying your morning coffee or hosting guests. The living room opens onto a spacious, covered balcony that includes a gas line and offers beautiful CITY VIEWS.

The bedroom includes a walk-through closet that leads to a stylish four-piece ensuite with a sleek glass shower. Additional features include in-suite laundry, one underground parking stall, and an assigned storage unit for added convenience.

This exceptional location offers effortless access to local shops, cafes, transit, parks, the Bow River pathway, and downtown Calgary—just steps from your door. Don't miss your chance to view - book your private showing today!



Built in 2015

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2236986 |
| Price | \$359,900 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 591 |
| Acres | 0.00 |
| Year Built | 2015 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 308, 823 5 Avenue Nw |
| Subdivision | Sunnyside |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2N 0R5 |

Amenities

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

Interior

| | |
|-------------------|---|
| Interior Features | Ceiling Fan(s), Quartz Counters, Walk-In Closet(s) |
| Appliances | Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer Stacked, Window Coverings |
| Heating | Baseboard |
| Cooling | None |
| # of Stories | 4 |
| Basement | None |

Exterior

| | |
|-------------------|-------------------------|
| Exterior Features | Balcony |
| Construction | Brick, Composite Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 4th, 2025 |
| Days on Market | 5 |
| Zoning | DC |

Listing Details

| | |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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