

# \$375,000 - 2104, 1234 5 Avenue Nw, Calgary

MLS® #A2221231

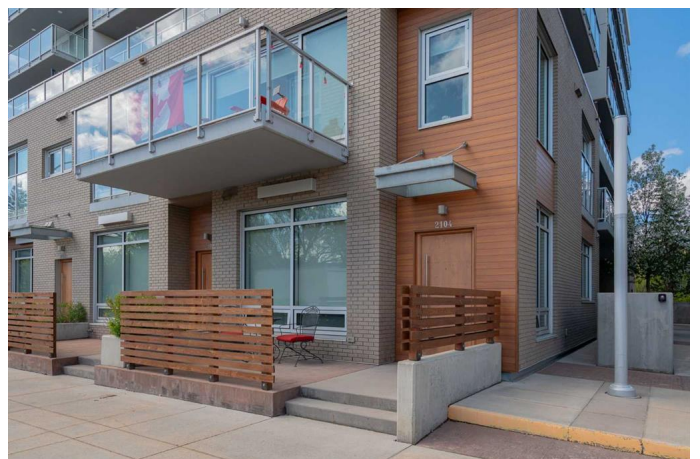
**\$375,000**

1 Bedroom, 1.00 Bathroom, 554 sqft

Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

Welcome to EZRA on Riley Park, where urban convenience meets natural beauty in the vibrant inner-city community of Hillhurst. This freshly painted, corner unit offers exceptional value with its sleek design, premium finishings, and prime location. Ezra is backing directly onto Riley Park and just steps from the Hillhurst/Sunnyside Community Centre. Offering 554 sq ft of thoughtfully designed living space, this ground-level condo features its own private entrance, with solid European style access door with multiple locking points, perfect for quick in-and-out access or easy dog walks. Enjoy your sunny, south-facing patio—complete with a gas line for BBQing—ideal for summer lounging or entertaining. Built in 2017, this stylish home showcases 10'8" ft ceilings, enhancing the sense of openness, and is filled with natural light thanks to large corner windows. The kitchen boasts quartz countertops, European-style built-in refrigerator and freezer, a brand new stove, and sleek cabinetry. The spacious living area flows into a generous bedroom with plenty of light, while the 4-piece bathroom is a great size and features quartz countertops. Additional highlights include engineered hardwood flooring, soft carpet in the bedroom, recessed lighting, NEST thermostat, a titled underground parking stall, an assigned storage locker, and secure underground bike storage. Residents of EZRA enjoy top-tier amenities including a fitness centre, a guest suite, guest underground



parking, and the impressive Ezra Lounge, featuring comfortable space to relax, a fireplace, and a kitchenâ€™ideal for gatherings and quiet time. Located within walking distance to Kensingtonâ€™s vibrant shops and restaurants, downtown, walking and bike paths, the Bow River and SAIT. This home offers a walkable, park-side lifestyle thatâ€™s hard to match. Welcome Home!

Built in 2017

**Essential Information**

MLS® #	A2221231
Price	\$375,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	554
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

**Community Information**

Address	2104, 1234 5 Avenue Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 0R9

**Amenities**

Amenities	Elevator(s), Parking, Secured Parking, Visitor Parking, Bicycle Storage, Fitness Center, Guest Suite, Party Room, Recreation Room
Parking Spaces	1
Parking	Heated Garage, Parkade, Stall, Titled, Underground

## Interior

Interior Features	High Ceilings, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Stove, Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Fan Coil
Cooling	Central Air
# of Stories	7

## Exterior

Exterior Features	Balcony, BBQ gas line
Construction	Brick, Concrete
Foundation	Poured Concrete

## Additional Information

Date Listed	May 16th, 2025
Days on Market	6
Zoning	DC

## Listing Details

Listing Office	Royal LePage Benchmark
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