

# \$995,000 - 2220 5 Street Sw, Calgary

MLS® #A2201006

**\$995,000**

3 Bedroom, 3.00 Bathroom, 1,854 sqft  
Residential on 0.00 Acres

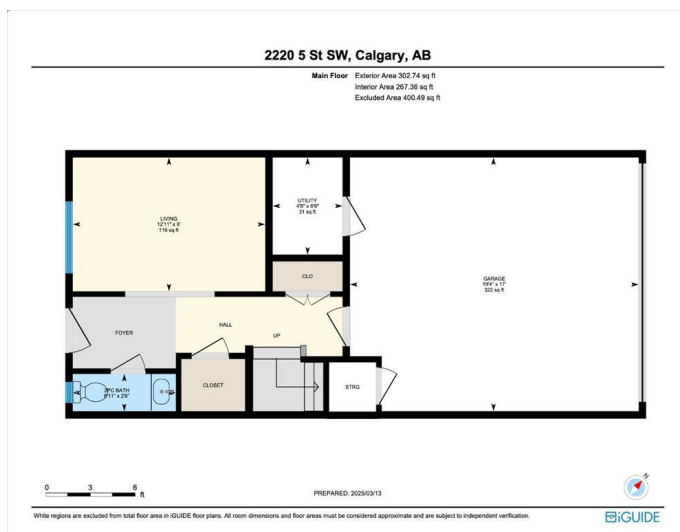
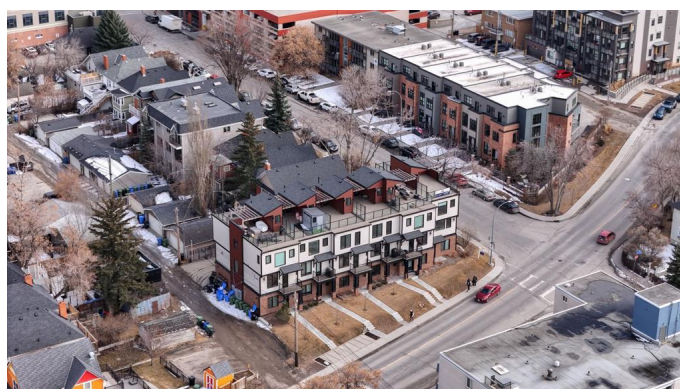
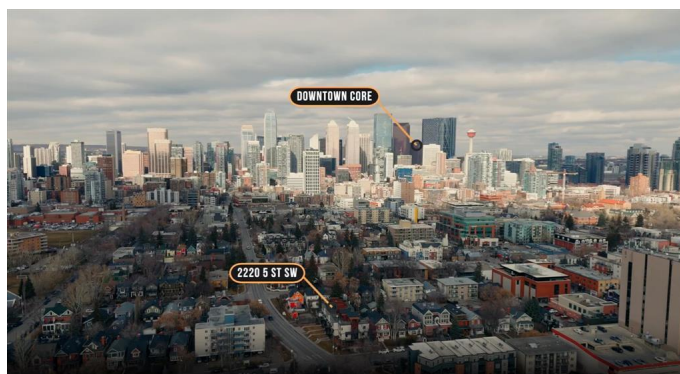
Cliff Bungalow, Calgary, Alberta

OPEN HOUSE SUNDAY MARCH 30, 1-3pm.  
Nestled in Calgary's vibrant Mission/Cliff Bungalow neighborhood, this pristine, never-occupied three-story masterpiece townhome by Knightsbridge seamlessly merges sophisticated design with quality. Steps from eclectic dining, boutique shops, scenic river pathways, and everyday conveniences, this residence promises a lifestyle of effortless urban connectivity.

The main floor invites you into an open-concept layout, anchored by a chef's kitchen boasting premium stainless steel appliances, a sprawling island with seating, and a sleek built-in pantry. Adjacent, the inviting family room complete with a contemporary fireplace and custom shelving which creates a warm hub for gatherings or quiet evenings.

Ascend to the top floor, where the primary suite indulges with a spa-like ensuite. Unwind in the freestanding tub, refresh in the glasswalk-in shower, and enjoy the comfort of heated floors. A custom organized walk-in closet completes this private oasis. Two additional bedrooms, a den (ideal for a home office or lounge), and a full bathroom completes this level, offering flexibility for family or guests.

The entry floor features a versatile multi-purpose third flex room (perfect for an



office, guests or a gym), a half bath, and direct access to the finished double garage. A practical touch for urban living.

Crowning the home is a sprawling rooftop patio, where panoramic views set the stage for romantic dining and sunset cocktails. The landscaped front yard adds curb appeal, while the triple-glazed windows and central A/C ensure year-round comfort.

Families will appreciate the proximity to top-rated schools, including Earl Grey School, Western Canada High School, and Calgary Montessori School.

Combining cutting edge finishes, thoughtful layout, and a walkable location, this townhome is more than a residence, itâ€™s a gateway to elevated living. Schedule your tour and experience luxury where every detail delivers.

**\*\*Open house March 14 & 15  
12:00pm-3:00pm\*\***

Built in 2021

**Essential Information**

MLS® #	A2201006
Price	\$995,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,854
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	2220 5 Street Sw
Subdivision	Cliff Bungalow
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 3J1

### **Amenities**

Amenities	None
Parking Spaces	2
Parking	Additional Parking, Double Garage Attached, Garage Door Opener, Alley Access, Enclosed, Garage Faces Rear
# of Garages	2

### **Interior**

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s), Quartz Counters
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Gas Cooktop, Microwave, Range Hood, Washer/Dryer, Built-In Refrigerator, Disposal
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Decorative
Has Basement	Yes
Basement	Finished, None, Exterior Entry

### **Exterior**

Exterior Features	Balcony, Private Entrance, BBQ gas line
Lot Description	Back Lane, Front Yard, Low Maintenance Landscape, Street Lighting
Roof	Asphalt Shingle
Construction	Brick, Composite Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 14th, 2025
Days on Market	50
Zoning	M-CG

**Listing Details**

Listing Office                      Century 21 Bravo Realty

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