

# \$374,900 - 401, 716 5 Street Ne, Calgary

MLS® #A2227087

**\$374,900**

2 Bedroom, 1.00 Bathroom, 820 sqft

Residential on 0.00 Acres

Renfrew, Calgary, Alberta

Enjoy top-floor living at The Portico! A home that reflects the life you want now. Some homes speak to where youâ€™ve been. This one speaks to where you are now - and where you want to be. Welcome to The Portico, a quiet, exceptionally well-managed building in the heart of Renfrew, where most residents are long-term owners - many of whom are mature and community-minded. This top-floor, 2-bedroom + den suite isnâ€™t just about space. Itâ€™s about quality, calm, and living with intention in a place where people know your name and look out for one another. Step inside and youâ€™re welcomed by a generous den, ideal as a quiet workspace, hobby room, or guest nook. From there, the home opens into a bright living area framed by oversized windows offering panoramic views of Calgaryâ€™s skyline. A two-sided gas fireplace adds cozy character, and hardwood floors bring understated warmth throughout. This home is both thoughtfully designed & surprisingly flexible. Featuring an architecturally distinctive layout, with angled walls that give the space both interest and flow and offers a framed view of the Calgary skyline. It offers a simple layout that supports a full life. One well-appointed bathroom, and the bonus of a low-cost private guest suite a few floors down means visitors enjoy their own space and privacy during their stay. Also featuring a chef-ready kitchen with stainless steel appliances, plenty of cabinetry, and a raised bar for casual meals or coffee chats.



Top-floor privacy and peace, with windows overlooking a quiet residential street rather than busy roads and no overhead noise. Lifestyle-centered features include titled underground parking & secure storage. In-suite laundry for ease and independence. The Portico is a pet-friendly building with off-leash parks nearby. Outdoor enthusiasts will love the two public parks just steps away. Enjoy the convenience of underground, secure visitor parking and a guest suite for stress-free hosting. Just a 30-minute scenic walk to downtown and Bow River trails. Strong reserve fund and responsible management for long-term security. This home is for someone who appreciates thoughtful design, values privacy, and enjoys knowing that their neighbours care. It's a quiet, welcoming place to live well - without compromise or clutter. If you're ready for a space that fits your life now, this could be the one.

Built in 2005

### Essential Information

MLS® #	A2227087
Price	\$374,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	820
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	401, 716 5 Street Ne
Subdivision	Renfrew

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E3W8

### **Amenities**

Amenities	Bicycle Storage, Elevator(s), Visitor Parking, Guest Suite
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	Breakfast Bar, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Baseboard, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Three-Sided
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Roof	Membrane
Construction	Wood Frame

### **Additional Information**

Date Listed	June 6th, 2025
Days on Market	11
Zoning	MC-2

### **Listing Details**

Listing Office	RE/MAX iRealty Innovations
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