

\$959,000 - 4519 21 Avenue Nw, Calgary

MLS® #A2096165

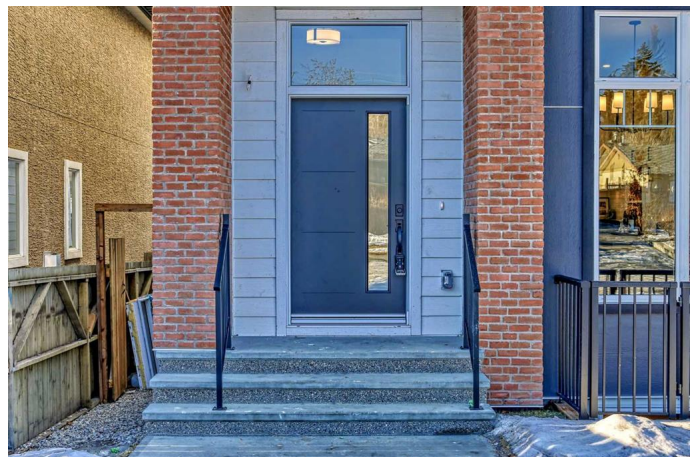
\$959,000

4 Bedroom, 4.00 Bathroom, 1,972 sqft

Residential on 0.07 Acres

Montgomery, Calgary, Alberta

**** OPEN HOUSE: Apr. 4th 1-4pm, Apr. 6th 12-2pm and Apr. 7th 1-3pm **** Luxury home by prominent inner-city builder. One of the most desirable locations in Montgomery. Close to Market Mall, University of Calgary, two hospitals and beautiful parks. The beautiful home has modern design selections and plenty of upgrades. Inside you'll be met with light filled rooms, upgraded flat painted ceilings on all levels, 8 ft interior doors, 10 ft ceilings and wide-plank engineered hardwood on main level. Pristine white kitchen with premium wood cabinetry up to the ceiling, tastefully selected backsplash, quartz counters, coffee/wine bar, huge eat-in island fitting up to 6 stools & premium top of the line stainless steel appliances, along with a 42" wide fridge. Open main floor plan with kitchen, dining and living all in one space makes for an entertainer's dream. The living room has fireplace with mantle and extra transom windows above the double patio doors letting in tons of extra natural light that you will surely notice. Extra built-ins in the living room and mud room with wood accents. Up the modern iron railing staircase is three bedrooms plus full bathroom and laundry room with quartz counters. The primary bedroom with big window and a walk-in closet and spa-inspired ensuite with soaker tub, dual vanity and rainfall showerhead. Fully finished, basement with rec room with built-in media unit, wet bar, fourth bedroom and a full bathroom. A South facing yard and oversized full-width deck, and double



detached garage complete this home.

Built in 2023

Essential Information

MLS® #	A2096165
Price	\$959,000
Sold Price	\$960,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,972
Acres	0.07
Year Built	2023
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	4519 21 Avenue Nw
Subdivision	Montgomery
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 0W3

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Built-in Features, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks, Soaking Tub, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s)
Heating	Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	February 2nd, 2024
Date Sold	April 15th, 2024
Days on Market	73
Zoning	R-C2
HOA Fees	0.00

Listing Details

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

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.