

\$1,149,900 - 4602 17 Street Sw, Calgary

MLS® #A2113462

\$1,149,900

4 Bedroom, 4.00 Bathroom, 1,998 sqft

Residential on 0.07 Acres

Altadore, Calgary, Alberta

Discover this fully upgraded, semi-detached gem on one of the most desirable streets in Altadore. This home seamlessly merges contemporary sophistication with practicality and offers close to 3000 square feet of family living space. Upon entry, you are greeted by a large vestibule with plenty of closet space and natural light. Enjoy entertaining in a fabulous dining room, with custom wall paneling and a sleek, modern lighting fixture. The heart of the home caters to culinary enthusiasts in a thoughtfully designed kitchen, featuring an oversized kitchen island, high-end appliance package and ample storage. Just off the kitchen is a spacious light-filled family room with doors that open directly onto the patio, providing a seamless blend of indoor-outdoor living. Transitioning to the upper level, you will discover two expansive secondary bedrooms, a well-appointed 4-piece family bathroom, and a dedicated laundry room offering convenience for the whole family. The primary bedroom serves as a relaxing sanctuary and highlights a spacious walk-in closet, large picture window and plenty of space for your king-size furniture. Pamper yourself in the luxurious ensuite complete with a walk-in glass shower, relaxing soaker tub, oversized mirrors and inviting natural light. Completing this residence is an upgraded basement boasting large bright windows, a fourth bedroom, full bathroom, and a spacious family room with a custom bar - perfect for hosting parties and game nights! Enjoy the detached double



garage providing respite during Calgary's colder months. This home is equipped with additional upgrades including A/C, custom window coverings, and modern lighting fixtures. Enjoy the convenience of walking to top-rated schools, parks, scenic pathways and Marda Loop's dynamic array of eateries and cafes. This property truly epitomizes luxury living in the heart of one of Altadore, one of Calgary's top communities.

Built in 2021

Essential Information

MLS® #	A2113462
Price	\$1,149,900
Sold Price	\$1,149,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,998
Acres	0.07
Year Built	2021
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	4602 17 Street Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 4R2

Amenities

Parking Spaces	2
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Parking	Alley Access, Double Garage Detached
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Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Cooktop, Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	March 12th, 2024
Date Sold	March 20th, 2024
Days on Market	8
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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