

\$849,900 - 434 30 Avenue Nw, Calgary

MLS® #A2114581

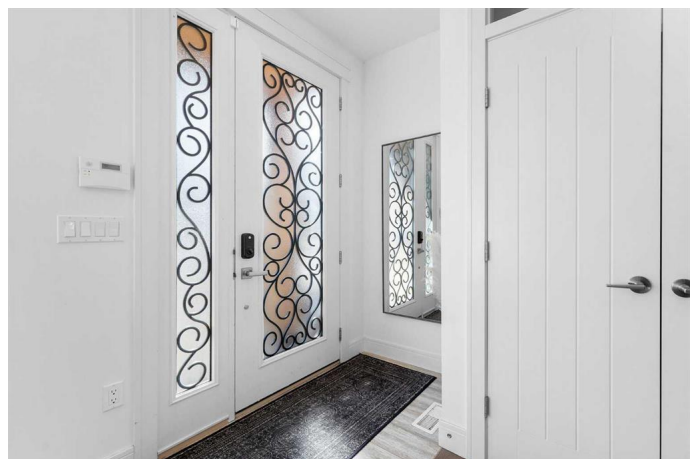
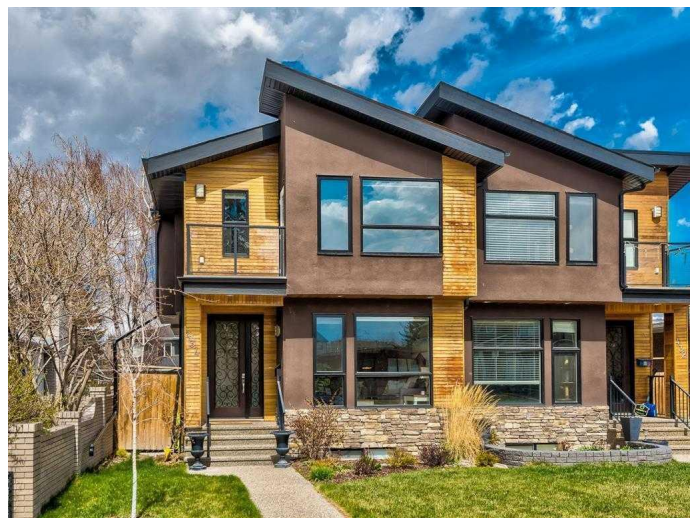
\$849,900

4 Bedroom, 4.00 Bathroom, 2,069 sqft

Residential on 0.07 Acres

Mount Pleasant, Calgary, Alberta

This stunning inner-city luxurious retreat is perfectly located just steps from the endless activities at Confederation Park. The impressive upgrades begin immediately with gorgeous architecture creating a jaw-dropping first impression. Inside is a modern and casually elegant sanctuary with over 2,800 sq. ft. of developed space and a timeless design. 9' ceilings and wide plank hardwood floor adorn the open and airy main floor. Oversized windows stream natural light into the front living room. The cook of the household will swoon over the upscale gourmet kitchen featuring built-in stainless steel appliances including a 6 burner gas cooktop, seemingly endless cabinetry, quartz countertops and a large centre island for everyone to gather around. Easily entertain in the dining room with unobstructed views of the main floor for unbeatable connectivity. Dramatic floor to ceiling stone surrounds the fireplace in the living room, inviting you to sit back and relax. A glamorous open riser staircase illuminated by a sunny skylight leads to the upper level. Soaring vaulted ceilings add to the grandeur of the primary oasis. Enjoy peaceful morning coffees or evening beverages on your private balcony with views of this mature community as the backdrop. Adding to the luxuriousness is a huge custom walk-in closet and a lavish ensuite boasting dual sinks, a jetted soaker tub, an oversized rain shower and a skylight streaming in natural light. 2 additional spacious bedrooms with large closets share the stylish



4-piece family bath. Laundry conveniently completes the level. The basement is finished in the same sophisticated style as the rest of the home encouraging everyone to convene in the family room for games and movies in front of the second fireplace or built-in media area. Grab a snack or refill your drink at the opulent wet bar. A 4th bedroom and another full bathroom are also on this level. A large patio in the private yard promotes summer barbeques and time spent unwinding nestled behind the insulated and drywalled double garage. This gorgeous home is only rivalled by its outstanding location – this extremely coveted neighbourhood borders Confederation Park with several golf courses and cross-country skiing trails, the Winter Club, transit, shops, schools, and parks and is an easy commute downtown.

Built in 2013

Essential Information

MLS® #	A2114581
Price	\$849,900
Sold Price	\$845,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,069
Acres	0.07
Year Built	2013
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	434 30 Avenue Nw
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Subdivision	Mount Pleasant
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 2N4

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Oversized

Interior

Interior Features	Bookcases, Breakfast Bar, Built-in Features, Ceiling Fan(s), Chandelier, Closet Organizers, Double Vanity, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Recessed Lighting, Skylight(s), Soaking Tub, Stone Counters, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Recreation Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Cedar, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 14th, 2024
Date Sold	March 30th, 2024
Days on Market	16
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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