\$669,900 - 1, 1825 27 Avenue Sw, Calgary

MLS® #A2115037

\$669,900

3 Bedroom, 4.00 Bathroom, 1,215 sqft Residential on 0.00 Acres

South Calgary, Calgary, Alberta

Introducing our award-winning masterpiece!
BILD MULTIFAMILY BUILDER OF THE YEAR
presents a stunning 3 BEDROOM FRONT
FACING TOWNHOME in the heart of
Mardaloop, just 5 minutes from downtown.
An AWARD-WINNING BUILDER – 12 TIME
CUBE WINNER, 30 TIME SAM/BILD AWARD
WINNER/FINALIST BUILDER.

Over 1600 Square feet of developed area featuring Solar conduit with a single detached garage, this modern marvel boasts 3 bedrooms and 3.5 bathrooms. The 9ft main floor showcases custom full height cabinets, crown molding, and is accentuated by Samsung stainless steel appliances. Gleaming quartz countertops, a tiled fireplace, vinyl plank floors, and stairs throughout add to the contemporary style.

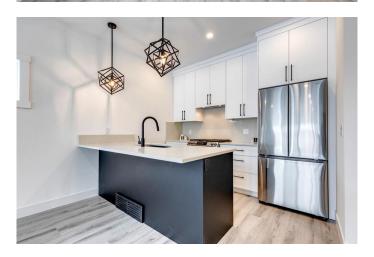
Enjoy the perks of a Smart Home with features like lights, locks, music, and more. The linear fireplace and barn door add a touch of sophistication. Plus, revel in the full radon extraction and MPH custom sound wall. SOUNDWALL - Experience the latest technology in sound insulation between units - just ask us!

The main floor is designed for entertainment with a family room, dining area, kitchen, featuring a linear fireplace and a powder room. A huge patio door floods the space with natural light.

The upper floor with vaulted ceilings and bright windows is a haven of luxury. The primary







bedroom boasts tall ceilings with a huge walk-in closet and a 5-piece ensuite featuring a custom shower with dual heads, shower niches, and a huge skylight. The ensuite also includes heated floors and dual sinks. The other spacious bedroom features a 4-piece bathroom with its own skylight. Throughout the home, enjoy seamless luxury vinyl plank floors on all levels leading to the luxury-tiled bathrooms.

WHY IT'S A PREMIER PLACE: Instant hot water -Large basement windows for a bright atmosphere -Private titled garage -MPH's sound system – the latest in technology incorporating smart home automation.

Rest easy with one of Calgarys premium builders with over 45 inspections throughout the building progress, ensuring you get a quality-built home. This is the last unit in this owner occupied complex.. Your dream home awaits!

Built in 2024

Essential Information

MLS® # A2115037

Price \$669,900

Sold Price \$669,900

Bedrooms 3
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 1,215 Acres 0.00 Year Built 2024

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey

Status Sold

Community Information

Address 1, 1825 27 Avenue Sw

Subdivision South Calgary

City Calgary
County Calgary
Province Alberta
Postal Code T2T 1H2

Amenities

Amenities None

Parking Spaces 1

Parking Single Garage Detached, Titled

Interior

Interior Features Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Kitchen

Island, Low Flow Plumbing Fixtures, Open Floorplan, Quartz Counters, Recessed Lighting, Skylight(s), Smart Home, Sump Pump(s), Tankless Hot Water, Vaulted Ceiling(s), Walk-In Closet(s), Wired for Data, Wired

for Sound

Appliances ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Dryer,

ENERGY STAR Qualified Refrigerator, ENERGY STAR Qualified Washer, Gas Stove, Other, Range Hood, Tankless Water Heater,

Washer/Dryer Stacked

Heating High Efficiency, Fireplace(s), Forced Air, Humidity Control, Natural Gas

Cooling Rough-In

Fireplace Yes # of Fireplaces 1

Fireplaces Electric, Family Room, Tile

of Stories 2
Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features BBQ gas line, Private Entrance, Private Yard

Lot Description Back Lane, Front Yard, Low Maintenance Landscape

Roof Asphalt Shingle

Construction Silent Floor Joists, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed March 14th, 2024

Date Sold April 7th, 2024

Days on Market 24

Zoning MC-1

HOA Fees 0.00

Listing Details

Listing Office RE/MAX iRealty Innovations

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