

\$649,900 - 2, 1921 32 Street Sw, Calgary

MLS® #A2121439

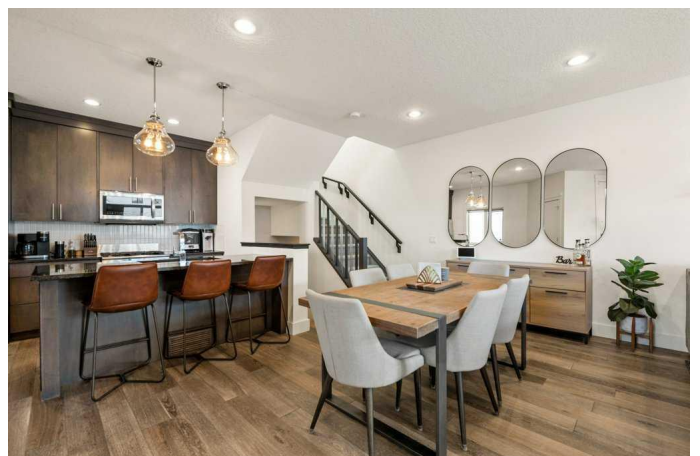
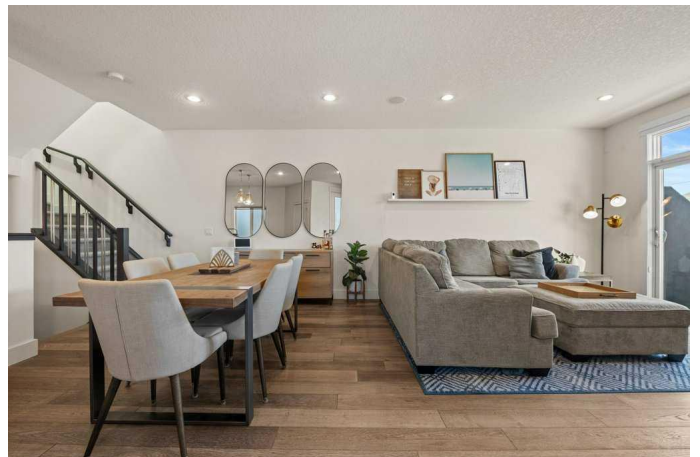
\$649,900

3 Bedroom, 4.00 Bathroom, 1,343 sqft

Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

OPEN HOUSE CANCELLED - property is now SOLD. A stylish, simplistic + sophisticated 3 bed + 3.5 bath townhome in Killarney just minutes to parks and the c-train line. Nearly 2,000 sqft of fully finished space along with a private west patio and direct access into the garage. The first impression is a big wow factor: an open concept haven, wood flooring, warm colour palette and large windows. A true entertainer's paradise to gather around the dining table or hop on the sofa and hang out beside the gas fireplace. The rich and regal kitchen is a delight, showcasing granite counters, stainless steel appliances, gas range, vertical tile backsplash, espresso cabinetry, breakfast bar + walk-in pantry. Head up to the primary retreat with expansive west windows and two amazing closet spaces. The en-suite boasts granite counters, two sinks + rainfall walk-in shower. The spacious second bedroom proudly hosts its very own full bathroom along with dual door closets across from the smartly positioned top floor laundry area. Down the stairs is where the fun happens! Big screen tv, theatre room, games area, dedicated office space, kid's play zone - so much potential for whatever you have in mind. The third bedroom, along with an adjacent bathroom, await your visiting guests. Unwind in the west facing, fully fenced back patio and invite the friends over for a house-warming, summer BBQ party! The property also comes with a single and private garage. Situated just off 17th Ave, you are



conveniently close to all daily amenities:
grocery, restaurants, pubs, coffee shops,
green spaces, c-train and mere minutes into
the downtown office core. Click the link to
watch the YouTube property tour!

Built in 2013

Essential Information

MLS® #	A2121439
Price	\$649,900
Sold Price	\$675,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,343
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	2, 1921 32 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2P9

Amenities

Amenities	None
Parking Spaces	1
Parking	Single Garage Detached

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, Double Vanity, Granite
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	Counters, High Ceilings, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape, Interior Lot
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 11th, 2024
Date Sold	April 12th, 2024
Days on Market	1
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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