

\$899,900 - 1734 28 Street Sw, Calgary

MLS® #A2121469

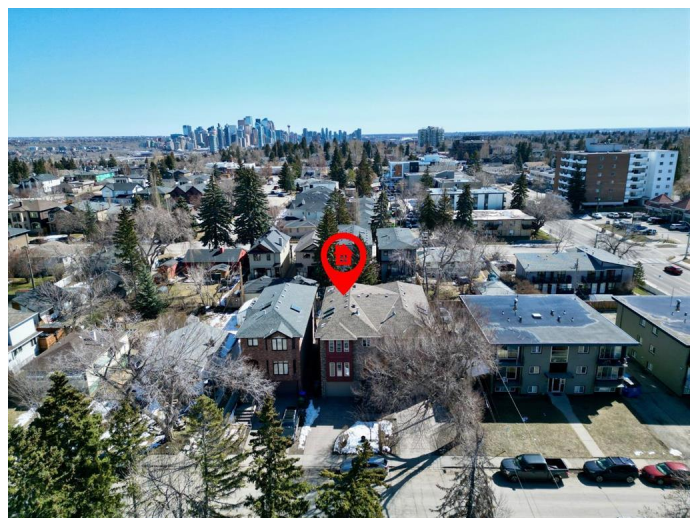
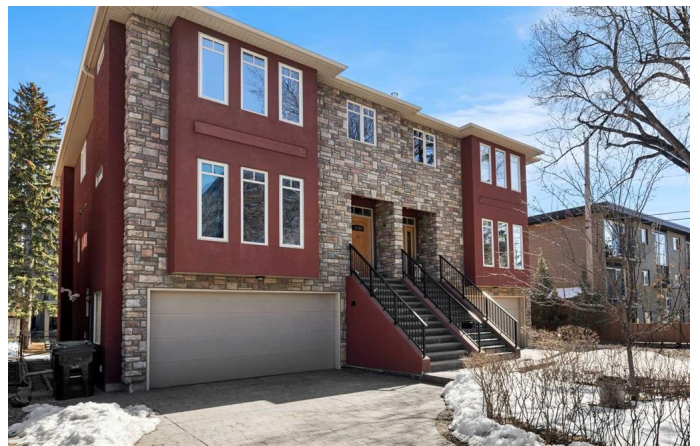
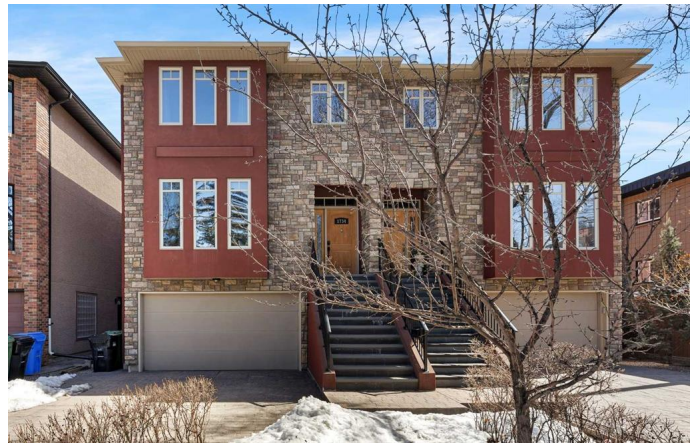
\$899,900

3 Bedroom, 4.00 Bathroom, 2,514 sqft

Residential on 0.07 Acres

Shaganappi, Calgary, Alberta

Nestled within the sought after community of Shaganappi lies a meticulously maintained home boasting an array of desirable features. Stepping into the home, you are greeted with a lovely front living room with great sized windows filling the room with natural light. Moving into the heart of the home, the kitchen is a chef's delight, featuring stainless steel appliances and a gas range stove. A spacious island with breakfast bar seating invites casual dining, while a corner pantry provides convenient storage. Granite countertops add a touch of luxury, enhancing both the aesthetic and functionality of the space. Adjacent to the kitchen is the cozy eating nook, offering access to the back deck and providing an ideal setting for enjoying meals with family and friends. This space seamlessly flows into the family room, where large windows flood the area with natural light, creating an inviting ambiance for relaxation and entertainment. Boasting a double-sided fireplace with a mantle and stone surround. Entertainment built-ins cater to modern lifestyle needs, while a built-in desk/office space offers a designated area for work or study. Ascending to the upper level, you're immediately greeted by an abundance of light filtering through skylights. The primary bedroom exudes charm and comfort, featuring a ceiling fan, vaulted ceiling, and a three-sided fireplace leading into the ensuite bathroom. A walk-in closet provides ample storage, while the ensuite bath offers a spa-like retreat with dual vanity sinks, a private



water closet, a stand-alone shower, and a soaking tub. The additional two upper-level bedrooms offer ceiling fans, walk-in closets, and vaulted ceilings, ensuring comfort and convenience for all occupants. Laundry day becomes a breeze with the upper-level laundry room, complete with cabinetry and granite countertops. The lower level extends the living space, offering a great sized rec room, and walkout to the lower-level patio complemented by stairs leading from the upper-level deck, seamlessly connecting indoor and outdoor living spaces. The backyard serves as a private oasis, fully fenced for added seclusion. A 4pc bathroom completes this fantastic lower level. Storage won't be a concern in this home, as ample space has been thoughtfully integrated into its design. Additional features include a great sized attached double car garage and central air conditioning. This lovingly cared for home offers a perfect blend of comfort, style, and functionality, making it a place to call home for years to come.

Built in 2007

Essential Information

MLS® #	A2121469
Price	\$899,900
Sold Price	\$890,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,514
Acres	0.07
Year Built	2007
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	1734 28 Street Sw
Subdivision	Shaganappi
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 1L9

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Walk-In Closet(s)
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Other
Lot Description	Back Yard, City Lot, Few Trees, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 11th, 2024
Date Sold	April 22nd, 2024
Days on Market	11
Zoning	R-CG
HOA Fees	0.00

Listing Details

Listing Office RE/MAX First

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