

\$1,164,900 - 2022 44 Avenue Sw, Calgary

MLS® #A2125916

\$1,164,900

4 Bedroom, 4.00 Bathroom, 1,923 sqft

Residential on 0.14 Acres

Altadore, Calgary, Alberta

Welcome to 2022 44 Avenue SW located in beautiful Altadore. This stunner will impress you with a bright and open floor plan upon entry. The main floor boasts a large living room with built-ins and gas fireplace. You will then notice the bright and cheerful kitchen with quartz counter tops and stainless steel appliances that add to the ambiance of this beautiful kitchen that is perfect for entertaining. Upstairs you will find the primary bedroom with a large walk-in closet and ensuite with a new steam shower. The second level is completed with two bedrooms, laundry and another bathroom. The basement is the perfect entertainment spot for kids and children alike with a family room, wet bar, fourth bedroom, and bathroom. Out back you will find a large deck, yard, and detached double garage.. This home is situated within walking distance of schools, parks, shopping, and many restaurants

Built in 2019

Essential Information

MLS® #	A2125916
Price	\$1,164,900
Sold Price	\$1,210,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1



Square Footage	1,923
Acres	0.14
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	2022 44 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T2N8

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Bar, Bookcases, Crown Molding, High Ceilings, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Garage Control(s), Gas Cooktop, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 24th, 2024
Date Sold	April 25th, 2024
Zoning	RC-2
HOA Fees	0.00

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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