

\$1,249,800 - 2420 32 Street Sw, Calgary

MLS® #A2128783

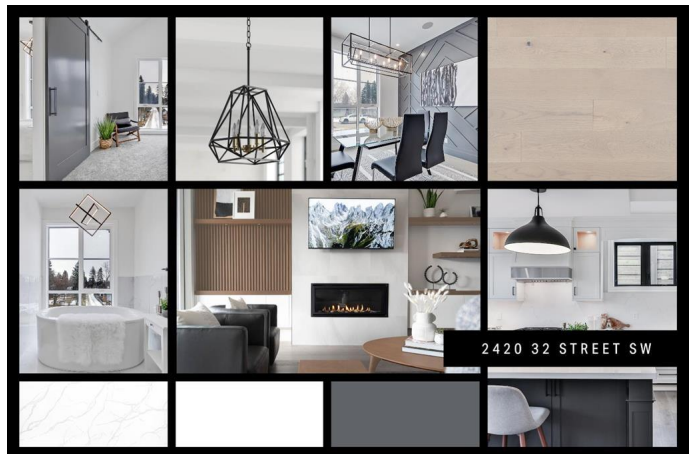
\$1,249,800

4 Bedroom, 4.00 Bathroom, 1,972 sqft

Residential on 0.07 Acres

Killarney/Glengarry, Calgary, Alberta

The timeless NEW YORK-INSPIRED BRICK HOME you've been waiting for in KILLARNEY! This brand-new 4-BED DETACHED infill from Moon Homes has no detail overlooked. Highlights include motion-activated LED lighting in all bathrooms, oversized windows throughout, panel moulding across all floors, & smart home mobile app-controlled lights & heating system! Killarney is the ideal location for young families who want to be close to parks, schools, & local amenities, including Inglewood Pizza, Luke's Drug Mart, & Franco's Café, plus within walking distance to the LRT. The neighbourhood is a short drive to the downtown core, easily accessible along Bow Trail or 17 Ave, & a quick walk to the Killarney Aquatic Centre & community garden. Each inch of the home is uniquely designed to utilize the space expertly while adding the modern, upscale touches you expect from a new infill. The main floor has engineered oak hardwood floors and 10-ft ceilings, a spacious, bright foyer and views into the bright & upscale dedicated dining space w/ ceiling-height panelled windows. The show-stopping chef-inspired kitchen is welcoming and spacious, w/ a complete JENN-AIR stainless steel appliance package, ceiling-height shaker-style cabinetry with recessed decorative white oak niches w/ built-in LED lighting, and an oversized island w/ dual waterfall edges! Complementing the modern, upscale feel is the large living room w/ a gas



fireplace showcasing a ceiling-height brick surround. Step outside to the oversized concrete patio through an extra-large glass patio door for the ultimate entertainment experience. The contemporary powder room is nicely tucked away off the kitchen, perfect for guests or clients, and features a soaring ceiling, full-height mirror, & motion-activated LED lighting. Custom designer touches continue upstairs and into the gorgeous primary suite. The suite features three oversized ceiling-height panelled windows, dual pendant lights w/ individual controls, a massive walk-in closet w/ extensive built-in millwork, and a spa-like 5-pc ensuite w/ custom steam shower w/ built-in bench, soaker tub, and double vanity w/ oak details. The two secondary bedrooms feature large walk-in closets and share the main 5-pc bathroom w/ dual sinks and tub/shower combo w/ full-height tile surround. The upper floor also has a convenient laundry room w/ a sink, subway tile backsplash, cabinetry, and folding counter. The living space continues into the FULLY DEVELOPED BASEMENT w/ rec room, dedicated gym space, a fourth bedroom, and a 4-pc bath “perfect for guests or older kids. Outside, the full brick exterior offers heightened curb appeal and a grand welcome for all your guests. Enjoy warm summer days on the large front concrete patio, or entertain into the evenings out back on the deck w/ a gas line for a BBQ. Don't wait! Let's get you choosing your finishes in your new home today!

Built in 2024

Essential Information

MLS® #	A2128783
Price	\$1,249,800
Sold Price	\$1,235,000

Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,972
Acres	0.07
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	2420 32 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2R7

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Built-in Features, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Recessed Lighting, Smart Home, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Built-In Oven, Dishwasher, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator
Heating	Forced Air
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Brick, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	May 5th, 2024
Date Sold	May 29th, 2024
Days on Market	24
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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