

\$1,789,000 - 1933 43 Avenue Sw, Calgary

MLS® #A2132379

\$1,789,000

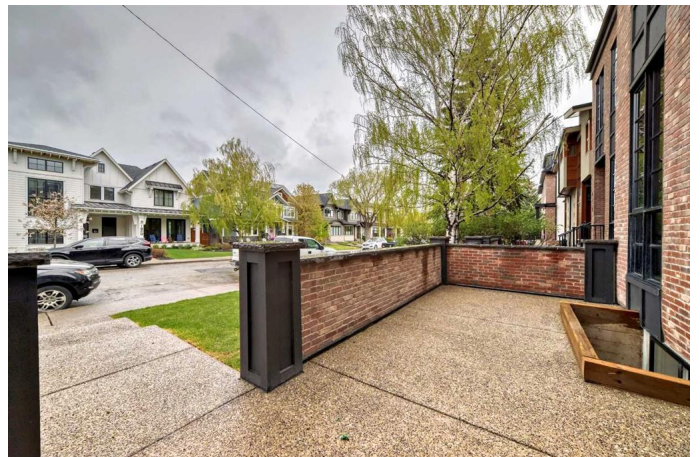
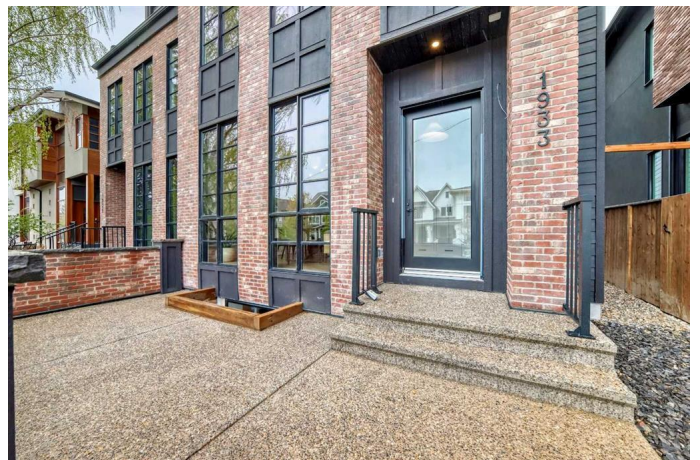
5 Bedroom, 5.00 Bathroom, 3,045 sqft

Residential on 0.08 Acres

Altadore, Calgary, Alberta

**** OPEN HOUSE: July 5th 3:30-5:30 ****

Luxury 3-storey home with a rooftop patio by a prominent inner-city Builder. Prime Altadore location gives you quick access to Crowchild & nearby stores. This home features the most modern design selections and plenty of upgrades. You'll notice the curb appeal right away, with upgraded flat painted ceilings on all levels, 8 ft interior doors, Air conditioning included, and wide-plank engineered hardwood on the main AND upper levels. The pristine kitchen boasts premium wood cabinetry up to the ceiling, a textured backsplash, quartz counters, a huge eat-in island, and a premium top-of-the-line JENNAIR stainless steel appliance package included. The open main floor plan with the kitchen, dining, and living areas all in one space makes for an entertainer's dream. The living room features double patio doors that let in tons of extra natural light, creating a bright and inviting atmosphere. A gas fireplace with built-ins adds to the cozy environment. The main floor is completed by a mudroom with built-ins and a powder room. Upstairs, you'll find three bedrooms, a full bathroom, and a laundry room. The primary bedroom is complete with a walk-in closet and a spa-inspired ensuite with a soaker tub, dual vanity, and rainfall shower head. The top-level loft with stunning views from roof-top patio is perfect for entertaining friends and family, a decent-sized living room, wet bar, and a primary bedroom with an ensuite bathroom



featuring a soaking tub, walk-in shower, dual vanity, and his and hers walk-in closet. The fully finished basement with In-Floor heating offers a rec room, separate gym/workout area, wet bar, fourth bedroom, and full bathroom. Outside, an oversized full-width deck and double detached garage complete the exterior of this home. Don't miss the opportunity to experience the epitome of inner-city living in the coveted community of Altadore. Schedule a showing today and make this exquisite residence your new home!

Built in 2024

Essential Information

MLS® #	A2132379
Price	\$1,789,000
Sold Price	\$1,770,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,045
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Semi Detached
Style	3 Storey, Side by Side
Status	Sold

Community Information

Address	1933 43 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T2N1

Amenities

Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Soaking Tub, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Landscaped, Street Lighting, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick
Foundation	Poured Concrete

Additional Information

Date Listed	May 20th, 2024
Date Sold	July 8th, 2024
Days on Market	48
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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