

\$939,900 - 2050 49 Avenue Sw, Calgary

MLS® #A2141911

\$939,900

4 Bedroom, 4.00 Bathroom, 1,971 sqft

Residential on 0.07 Acres

Altadore, Calgary, Alberta

Step into contemporary luxury with this beautiful two-storey custom home. No detail was overlooked in creating this bright, open concept floorplan.

Soaring 9-foot ceilings span every level, complemented by a stunning customized staircase with glass paneling. Oversized windows and skylights bathe the interior in an abundance of natural light. Soak in the natural light and enjoy the benefits of central AC on hot summer days.

The show-stopping kitchen leaves nothing to be desired with its full suite of Brigade (Viking) appliances including a gas range, massive quartz island with integrated dinette table, and custom cabinets. Hardwood floors flow seamlessly throughout the main level.

Upstairs, the sprawling master retreat assures spa-like relaxation with its 5-piece ensuite featuring a fully tiled shower with rainfall shower head and body sprays, plus a freestanding soaker tub with statement faucet.

Two spacious bedrooms, laundry and a full bath complete the second level.

The expansive developed basement offers exceptional bonus living space with a huge rec room, bedroom and full bathroom.

Outdoor living is made easy with the fully landscaped and fenced yard—sitting on a great corner lot.

The home is ideally located with schools, amenities and easy access to major transportation roads. This is a great



neighbourhood for young families - just blocks from parks, playgrounds, ice cream shops and the vibrant Marda Loop district. It's a short walk to River Park, Sandy Beach, athletic fields/aquatic centre. Just a short drive to downtown with nearby schools from elementary to university level. The perfect central location with amenities galore!

Don't miss your chance - book a private tour today!

Built in 2015

Essential Information

MLS® #	A2141911
Price	\$939,900
Sold Price	\$925,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,971
Acres	0.07
Year Built	2015
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	2050 49 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 2V4

Amenities

Parking Spaces	2
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Parking	Double Garage Detached
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Interior

Interior Features	Built-in Features, High Ceilings, Kitchen Island, Open Floorplan
Appliances	Dishwasher, Gas Cooktop, Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer/Dryer
Heating	In Floor, 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, Corner Lot, Landscaped
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 21st, 2024
Date Sold	July 11th, 2024
Days on Market	20
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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