

# \$1,499,000 - 120 25 Avenue Nw, Calgary

MLS® #A2151643

**\$1,499,000**

4 Bedroom, 4.00 Bathroom, 2,792 sqft

Residential on 0.10 Acres

Tuxedo Park, Calgary, Alberta

Quiet and stunning Treelined Street is the perfect introduction to this 2800 sqft home with triple car garage! This house has everything you could ever dream of! The 10-foot ceilings gives grand loft like modern feel and is perfect for entertaining with top-of-the-line Wolf and Subzero appliance package! The seller spent the time to think of everything he could to maximize the comfort in this home, all run by Elan Smart Home from locking the doors, turning on the lights, speaker system and AC to initiating the \$17,000 generator! There is something for everyone in this inner-city house! Car lovers, Gym, media space, wine tasting, room for an elevator even! entertaining and spa days for days (HUGE hot tub, smart Moen shower with dual heads, deep soaker tub) This dream home is Perfect for entertaining friends and family inside and out or hop on Center Street and head downtown in minutes! half block from nthe new green line LRT!

Built in 2017

## Essential Information

MLS® #	A2151643
Price	\$1,499,000
Sold Price	\$1,400,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3



Half Baths	1
Square Footage	2,792
Acres	0.10
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

### **Community Information**

Address	120 25 Avenue Nw
Subdivision	Tuxedo Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 2A3

### **Amenities**

Parking Spaces	3
Parking	Triple Garage Detached

### **Interior**

Interior Features	Kitchen Island, Walk-In Closet(s), Built-in Features, Stone Counters, Double Vanity, Pantry, Soaking Tub, Wet Bar
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Washer, Oven-Built-In, Garage Control(s), Gas Cooktop, Oven, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Landscaped, Back Lane, Back Yard, Front Yard, Lawn, Level
Roof	Asphalt Shingle
Construction	Wood Frame, Stone, Stucco

Foundation                Poured Concrete

**Additional Information**

Date Listed                August 1st, 2024  
Date Sold                 October 17th, 2024  
Days on Market         77  
Zoning                     R-C2  
HOA Fees                 0.00

**Listing Details**

Listing Office             Real Estate Professionals Inc.

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