

\$499,900 - 33, 11333 30 Street Sw, Calgary

MLS® #A2163056

\$499,900

3 Bedroom, 3.00 Bathroom, 1,354 sqft

Residential on 0.00 Acres

Cedarbrae, Calgary, Alberta

Welcome to #33, 11333 30th St SW, nestled in the prestigious Cedar Gate Village in Cedarbrae, SW Calgary. This fully renovated end-unit duplex features 3 generously sized bedrooms and 3 elegantly updated bathrooms in 1,354 square feet of well designed above-grade living space, with a single attached garage (drywalled/insulated/painted), as well as a driveway/parking pad, a fully fenced west-facing private backyard, and a full basement (unfinished). Every detail in this custom renovation exudes luxury and refinement. Recent upgrades include a high-efficiency furnace, central air conditioning, hot water tank, humidifier, and an Ecobee smart thermostat (all installed in Nov 2023). The kitchen has been tastefully remodelled with soft-close cabinetry, granite countertops, stainless steel Whirlpool appliance package, ceramic tile backsplash, undermount sink, and garburator (renovation completed in 2024). Additional enhancements include vinyl windows (2013), house and garage doors (2017-2022), luxury vinyl plank flooring (Aug 2024), carpet (2021), Napoleon gas fireplace with a tiled surround (Mar 2024), washer and dryer (October 2023), a central vacuum system, up/down/blackout window treatments (2017), new lighting throughout, and charming stone walkways and backyard patio space (2016). The 593-square-foot unfinished basement offers ample opportunity for future development. Meticulously maintained and showcasing true pride of



ownership, this residence is ideally situated just minutes from shopping, retail amenities, schools, Calgary Transit, and parks/pathways. Homes of this caliber are both rare and highly sought after—seize the chance to make this exceptional property your own.

Built in 1979

Essential Information

MLS® #	A2163056
Price	\$499,900
Sold Price	\$490,000
Bedrooms	3
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,354
Acres	0.00
Year Built	1979
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	33, 11333 30 Street Sw
Subdivision	Cedarbrae
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 3Z6

Amenities

Amenities	Other, Snow Removal, Trash
Parking Spaces	2
Parking	Covered, Driveway, Enclosed, Front Drive, Garage Door Opener, Garage Faces Front, Insulated, Off Street, Parking Pad, Paved, Secured, Single Garage Attached, Stall

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, Granite Counters, No Animal Home, No Smoking Home, See Remarks, Separate Entrance, Stone Counters, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Convection Oven, Dishwasher, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, See Remarks, Washer/Dryer, Window Coverings
Heating	Central, Forced Air
Cooling	Central Air, Full
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Other, Private Entrance, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Lawn, Landscaped, Level, Private, See Remarks
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 5th, 2024
Date Sold	September 20th, 2024
Days on Market	15
Zoning	M-CG d44
HOA Fees	0.00

Listing Details

Listing Office	MaxWell Capital Realty
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