

\$899,900 - 2822 26 Street Sw, Calgary

MLS® #A2170434

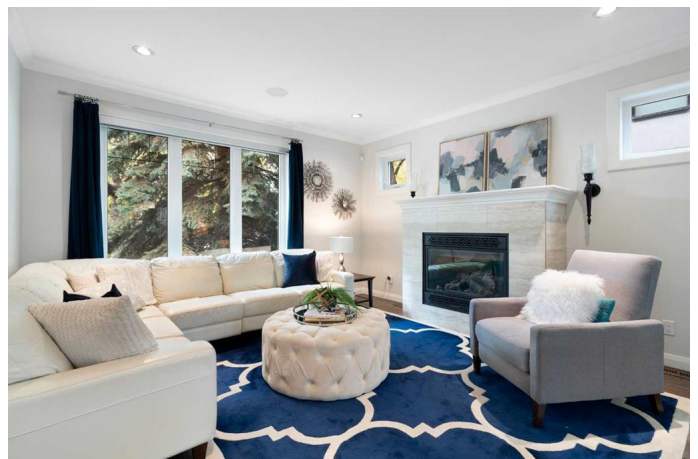
\$899,900

4 Bedroom, 4.00 Bathroom, 1,966 sqft

Residential on 0.07 Acres

Killarney/Glengarry, Calgary, Alberta

Welcome to this beautiful two-storey home on one of Killarney's most desirable tree-lined streets! A combination of modern elegance and timeless, functional luxury steps away from numerous amenities in Killarney, Marda Loop and 17th Ave. The main floor features natural stone tiles, gleaming hardwood floors, 9-foot flat-painted ceilings, a gas fireplace and built-in speakers. The open floor plan offers a seamless living space with a spacious living room leading into a showpiece kitchen with an expansive island, granite counters, railway tile backsplash, Jenn-Air appliances including a gas top range, under-mount lighting and wine storage. The formal dining area features a wall of windows overlooking a large private deck & backyard. The main floor also features a mudroom with custom built-ins and a powder room. Move along to the upper floor with staircase lighting and into the primary bedroom, complete with a gas fireplace, walk-in closet and spa-style ensuite with floor-to-ceiling tile accents, a rainforest shower with body jets, a skylight, soaker tub, dual vanities and in-floor heating. The upper floor features two additional bedrooms, a jack-and-jill bathroom, and a convenient laundry room. The lower level features 9 ft. ceilings, in-floor heating, a wet bar, an entertainment unit, a 4-piece bath and a 4th bedroom with a walk-in closet and ample storage space. Additional features included a heated double-detached garage, A/C, and a newer hot water tank on demand (Rennai



System). Take advantage of the opportunity to view this beautiful home and make it your own!

Built in 2011

Essential Information

MLS® #	A2170434
Price	\$899,900
Sold Price	\$898,500
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,966
Acres	0.07
Year Built	2011
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, 2 Storey
Status	Sold

Community Information

Address	2822 26 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2B2

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Central Vacuum, Kitchen Island, Ceiling Fan(s), Closet Organizers, Stone Counters, Double Vanity, Open Floorplan, Wet Bar, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Refrigerator, Washer, Built-In Oven, Freezer, Gas Cooktop,

	Microwave, Range Hood, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Master Bedroom
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Yard, Lawn, Landscaped, Back Lane, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 4th, 2024
Date Sold	December 5th, 2024
Days on Market	62
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Central)
----------------	------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.