

\$1,149,900 - 1916 27 Avenue Sw, Calgary

MLS® #A2171814

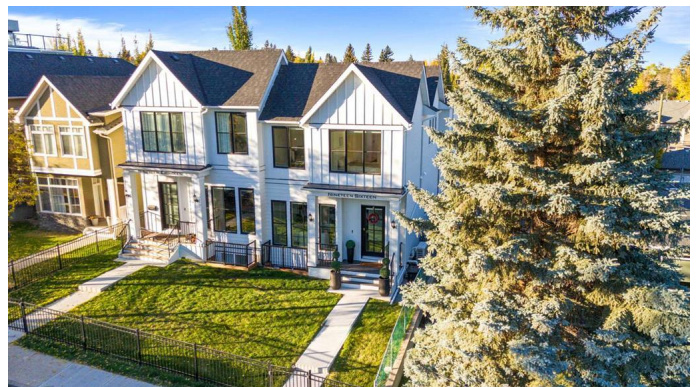
\$1,149,900

4 Bedroom, 4.00 Bathroom, 2,055 sqft

Residential on 0.14 Acres

South Calgary, Calgary, Alberta

Welcome to this breathtaking inner-city luxury infill, offering nearly 3,000 sq ft of refined living space in the heart of one of Calgary's most sought-after communities. Built by Willow Haven Designer Homes in 2021, this 3+1 bedroom, 2-storey walkout home is steps away from the vibrant Marda Loop shopping district. With its modern farmhouse aesthetic and thoughtful design, this home seamlessly blends luxury and warmth. As you step inside, you'll be greeted by 10 ft ceilings, stunning engineered hardwood flooring, and an abundance of natural light streaming through large windows, creating a bright and welcoming ambiance. The gourmet kitchen, a true chef's dream, features sleek quartz countertops, custom cabinetry, a massive 13 ft island, and a premium stainless steel appliance package with a full-sized fridge/freezer duo. The open-concept layout flows effortlessly into the elegant living room, centered around a stylish fireplace with built-in speakers for an immersive experience. Sliding glass doors open to an oversized deck, making it the perfect space for entertaining or simply enjoying the serene surroundings. Upstairs, 9 ft ceilings continue into the master retreat, where you'll find a walk-in closet and a spa-inspired 5-piece ensuite complete with dual sinks, a freestanding soaker tub, an elegant glass-enclosed shower, and in-floor heating for ultimate comfort. Two additional spacious bedrooms offer ample closet space and share a chic 4-piece bath. The



convenience of an upper-floor laundry room with built-in storage and a sink adds to the home's practicality. The fully developed walkout basement offers even more space to relax and entertain, featuring a large family/media room with a wet bar, a fourth bedroom with a walk-in closet, and access to a covered patio for outdoor enjoyment. With central air conditioning, upgraded lighting fixtures, and a double detached garage, this sun-drenched home radiates luxury and quality throughout. The beautifully crafted, light-filled home exudes quality and luxury, perfectly situated close to parks, top schools, shopping, and convenient downtown access. Don't miss this opportunity and message your favorite realtor for your private showing today!

Built in 2021

Essential Information

MLS® #	A2171814
Price	\$1,149,900
Sold Price	\$1,137,400
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,055
Acres	0.14
Year Built	2021
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	1916 27 Avenue Sw
Subdivision	South Calgary
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T2T 1H3

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Double Vanity, French Door, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Tankless Hot Water, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Gas Stove, Microwave, Refrigerator, Tankless Water Heater, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	BBQ gas line, Private Entrance, Private Yard
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame, Composite Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 10th, 2024
Date Sold	October 25th, 2024
Days on Market	15
Zoning	R-CG
HOA Fees	0.00

Listing Details

Listing Office	Town Residential
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