



# 1531 28 Avenue Calgary Alberta

\$675,000

Convenience and community of Marda Loop and excitement and energy of Downtown and 17th Ave. Beautiful unit with 1898 SF of developed living space with 10' ceilings on the main floor and 9-foot ceilings in the basement and upper level which make you feel like you are living even larger. This home on the southwest corner gets a ton of sunlight which brightens the living spaces all day. The open main floor features a half bath, hardwood flooring, living room with floor to ceiling tile-faced fireplace, stunning open modern kitchen, upgraded appliances, and large island. Upstairs has 2 master bedrooms each with large closet space, finely detailed ensuites, and a convenient laundry room. The Central Air A/C keeps the whole house cool through the warm summer days. The basement has a large living area, perfect for a home gym or theatre room, and 3rd bedroom and full bathroom. Back patio, which is a fantastic private urban oasis, and a single detached garage. This home was built with much care and detail and makes for a perfect hosting and family home in inner-city Calgary. (id:6769)

4pc Bathroom 9.33 Ft x 4.92 Ft  
 5pc Bathroom 14.00 Ft x 5.83 Ft  
 Bedroom 11.33 Ft x 11.00 Ft  
 Laundry room 9.50 Ft x 5.83 Ft  
 Primary Bedroom 13.83 Ft x 13.25 Ft  
 4pc Bathroom 7.83 Ft x 4.92 Ft  
 Bedroom 13.75 Ft x 10.92 Ft

Recreational, Games room 19.00 Ft x 16.92 Ft  
 Furnace 9.92 Ft x 8.17 Ft  
 2pc Bathroom 6.17 Ft x 4.83 Ft  
 Dining room 12.92 Ft x 9.75 Ft  
 Kitchen 16.00 Ft x 9.92 Ft  
 Living room 19.75 Ft x 12.50 Ft

Listing Presented By:



Originally Listed by:  
 ROYAL LEPAGE MISSION REAL ESTATE

<http://www.hanneynelson.com/>



See

**Mirror**

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