



1441 23 Street Calgary Alberta

\$2,395,000

This beautifully designed home blends modern elegance, warm functionality, and views of the downtown skyline, offering the perfect balance between urban energy and residential calm. The location is unmatched, just minutes to the city centre yet tucked in a residential enclave with tree-lined streets and a true neighbourhood feel. Inside, a light-filled foyer leads into sprawling open-concept living spaces where 9' high ceilings and large windows allow sunlight to pour through the main floor. The heart of the home is the chef-inspired kitchen, featuring quartz counters, 6-burner gas cooktop, sleek cabinetry, generous storage, and a large central island with breakfast bar that invites connection. Adjacent is a dedicated dining area with a built-in bar for effortless hosting, and an impressive living room warmed by a contemporary linear gas fireplace with a statement making concrete mantle. Whether it's a casual weeknight with kids or a lively dinner party with friends, this layout rises to the occasion. A private office with French doors and built-in workstations makes work-from-home days a breeze. The large walk-in pantry and mudroom keep everyday life organized and stress free. Upstairs, the library opens onto a secluded balcony with spectacular views, made for quiet reflection and a morning coffee. A welcoming bonus room provides a spot for kids to play or the whole family to reconnect. The primary bedroom is a serene retreat offering ample space for a seating area, a large walk-in closet, and an ensuite that blends function and comfort with double sinks, a soaking tub, and an oversized shower. Two additional bedrooms with window benches and walk-in closets, a dual-sink bathroom, and a laundry room complete the upper level. Downstairs, the fully developed basement offers a recreation room ideal for movie nights or entertaining complete with a projector, screen, an...

Laundry room 9.00 Ft x 7.00 Ft
Study 14.00 Ft x 10.00 Ft
Bonus Room 17.00 Ft x 15.00 Ft
Primary Bedroom 17.50 Ft x 15.00 Ft
Bedroom 13.00 Ft x 11.50 Ft
Bedroom 13.00 Ft x 12.00 Ft

Wine Cellar 9.50 Ft x 9.00 Ft
Bedroom 11.00 Ft x 10.50 Ft
Bedroom 14.00 Ft x 10.50 Ft
4pc Bathroom 10.00 Ft x 5.00 Ft
Kitchen 18.00 Ft x 12.17 Ft
Dining room 13.50 Ft x 13.00 Ft

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Listing Presented By:



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5pc Bathroom 9.33 Ft x 9.00 Ft

5pc Bathroom 12.00 Ft x 10.50 Ft

Recreational, Games room 21.50 Ft x 17.50 Ft

Furnace 15.00 Ft x 9.00 Ft

Living room 18.00 Ft x 13.00 Ft

Office 12.50 Ft x 9.50 Ft

Other 8.67 Ft x 6.00 Ft