



## 2828 24 Street Calgary Alberta

\$1,165,000

Welcome to this luxurious 2-storey home, nestled in the highly sought-after community of Banff Trail! With an ideal location near parks, schools, and the beautiful Confederation Park, as well as just moments from the University of Calgary, this home offers both comfort and convenience. Enjoy the ease of being within walking distance to the LRT station, providing quick access to transit and the entire city. This property offers the best of both worlds: a peaceful residential area with everything you need right at your doorstep. As you step inside, you are immediately greeted by the grandeur of the open floor plan, high ceilings, and an abundance of natural light that flows throughout. The main floor is designed with modern elegance, featuring gleaming hardwood floors that seamlessly flow through the living areas. The spacious living room boasts a cozy gas fireplace, creating a warm and inviting atmosphere, perfect for relaxing evenings or entertaining guests. Adjacent to the living room, the family room offers even more space to unwind, making it an ideal place for gatherings, family time, or simply relaxing after a long day. The chef-inspired kitchen is the heart of the home, featuring high-end finishes, ample cabinetry, and a large island that invites conversation and connection while cooking. Whether you're preparing a simple meal or hosting a dinner party, this kitchen is sure to impress. Upstairs, you will find the upper floor, which is home to 3 spacious bedrooms, including a luxurious master bedroom designed as your personal retreat. The master suite is truly exceptional, offering a 5-piece ensuite bath that exudes luxury with its premium fixtures and finishes. This elegant ensuite features a soaking tub, a walk-in shower, dual vanities, and plenty of space to unwind in style. The remaining two bedrooms on this floor are generously sized, perfect for family,...

Primary Bedroom 13.33 Ft x 13.08 Ft

Bedroom 9.75 Ft x 9.92 Ft

Bedroom 9.83 Ft x 9.92 Ft

Bonus Room 14.00 Ft x 11.67 Ft

4pc Bathroom Measurements not available

5pc Bathroom Measurements not available

Family room 11.17 Ft x 8.50 Ft

Kitchen 10.58 Ft x 12.33 Ft

Bedroom 10.17 Ft x 7.50 Ft

Bedroom 12.67 Ft x 12.17 Ft

4pc Bathroom Measurements not available

Living room 14.67 Ft x 13.67 Ft

Family room 14.17 Ft x 13.75 Ft

Kitchen 13.67 Ft x 13.75 Ft

Dining room 14.25 Ft x 6.33 Ft

2pc Bathroom Measurements not available

Listing Presented By:



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