



# 468 27 Avenue Calgary Alberta

\$835,000

This Exceptional Home is located in the desirable community of Mount Pleasant and offers many recent upgrades. Step into this beautifully designed open-concept floor plan, where elegance meets functionality. The main floor impresses with its seamless flow, featuring gorgeous hardwood floors, striking architectural pillars, an eye catching three-sided fireplace separating the dining and living areas, and a dream kitchen with granite countertops, a center island, abundant cabinetry, a gas stove, a brand new dishwasher, and a walk-in pantry. The newly landscaped backyard is an entertainer's paradise, offering a new concrete patio, and natural gas hookups for both a BBQ and outdoor heater, perfect for year-round enjoyment. A convenient powder room near the entry completes this inviting level. Upstairs, the primary suite is a private retreat, boasting vaulted ceilings, walk-in closet, and a spa-like five-piece ensuite with a jetted tub, separate shower, and dual vanities. Two additional spacious bedrooms share a luxurious five-piece bathroom, while the upper floor also includes a laundry room with a brand-new washer and dryer for added convenience. The newly developed (2023) lower level expands the home's living space with a versatile bedroom, ideal as a guest room. The oversized walk-in closet could even be used as a flex space for a home office. You'll also find a cozy family room, a dedicated gym area, and a modern three-piece bathroom with an oversized walk-in shower. The home's major systems are in top condition, including a brand new roof done in 2023. In addition, the York furnace, York air conditioning, and hot water tank were all replaced in 2018, ensuring peace of mind for years to come. The fully finished detached double garage is another standout feature, offering ample storage space and is updated with a brand new garage door opener and springs. Located in ...

Primary Bedroom 15.58 Ft x 15.00 Ft

Bedroom 12.67 Ft x 9.75 Ft

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5pc Bathroom 11.75 Ft x 10.42 Ft

5pc Bathroom 9.75 Ft x 7.92 Ft

Laundry room 6.33 Ft x 5.92 Ft

Bedroom 12.00 Ft x 9.92 Ft

3pc Bathroom 8.17 Ft x 5.00 Ft

Other 11.42 Ft x 8.75 Ft

Living room 21.67 Ft x 13.42 Ft

Dining room 14.00 Ft x 12.92 Ft

Other 19.83 Ft x 15.08 Ft

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Listing Presented By:



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Family room 19.00 Ft x 13.75 Ft  
Exercise room 14.33 Ft x 12.33 Ft

2pc Bathroom 5.83 Ft x 5.50 Ft