



1634 21 Avenue Calgary Alberta

\$1,099,000

Welcome to this stunning brand-new duplex in the highly sought-after community of Capitol Hill! Thoughtfully designed with modern elegance and functional living in mind, this home offers exceptional finishings and a prime inner-city location. The main floor features impressive 10-foot ceilings and a bright, south-facing entrance that fills the home with natural light. The well-appointed dining area flows seamlessly into a sleek, contemporary kitchen complete with a stylish coffee bar and premium finishes. A dedicated office/flex space provides the perfect setup for working from home. The inviting living room is anchored by a gas fireplace and large patio doors that lead to a spacious rear deck, fully fenced backyard, and double detached garage -- ideal for entertaining and everyday convenience. Upstairs, you'll find three generously sized bedrooms, a bonus room, convenient upper-floor laundry, and two full bathrooms. The primary retreat offers a walk-in closet and a luxurious ensuite featuring dual vanities, heated floors, and rough-in for a steam shower. The fully finished basement expands your living space with two additional bedrooms, a full bathroom, and a wet bar -- perfect for guests, extended family, or added entertainment space. Located just minutes from Confederation Park, SAIT, the University of Calgary, downtown, and numerous amenities, this home offers the perfect balance of lifestyle and location. A rare opportunity to own a beautifully crafted new home in one of Calgary's most desirable inner-city communities! Please note: The photos are from a different project. (id:6769)

Listing Presented By:



Originally Listed by:
Royal LePage METRO

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca

Recreational, Games room 17.00 Ft x 13.50 Ft
 Bedroom 10.00 Ft x 12.50 Ft
 Bedroom 9.67 Ft x 10.00 Ft
 Bedroom 8.83 Ft x 10.00 Ft
 Dining room 13.83 Ft x 14.50 Ft
 Kitchen 12.00 Ft x 13.83 Ft
 Living room 11.83 Ft x 16.92 Ft
 2pc Bathroom 5.17 Ft x 6.42 Ft
 Office 5.50 Ft x 5.83 Ft

Foyer 5.42 Ft x 6.08 Ft
 Bonus Room 10.00 Ft x 15.67 Ft
 Primary Bedroom 12.00 Ft x 13.42 Ft
 5pc Bathroom 9.83 Ft x 13.50 Ft
 Laundry room 6.83 Ft x 4.83 Ft
 4pc Bathroom 8.00 Ft x 6.00 Ft
 Bedroom 9.67 Ft x 10.00 Ft
 Bedroom 10.00 Ft x 10.00 Ft