

# \$589,900 - 1, 1925 32 Street Sw, Calgary

MLS® #A2213906

**\$589,900**

3 Bedroom, 4.00 Bathroom, 1,261 sqft

Residential on 0.00 Acres

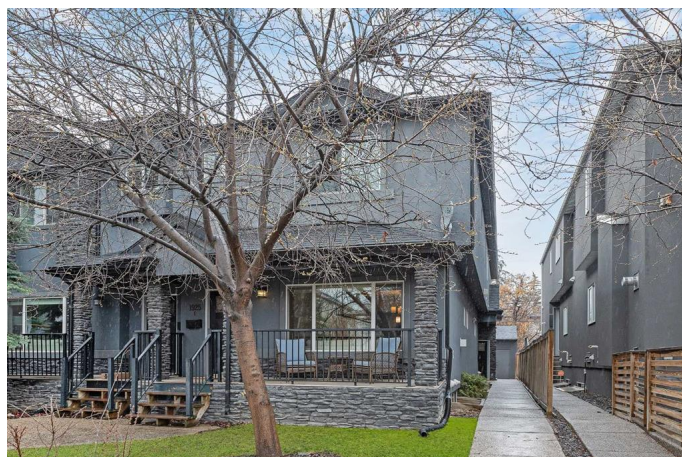
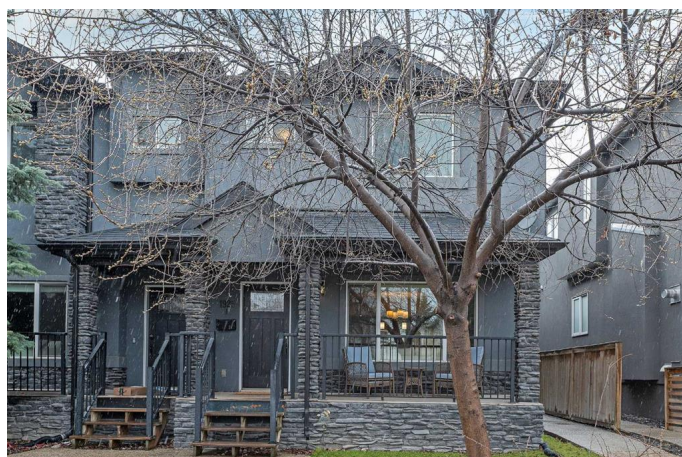
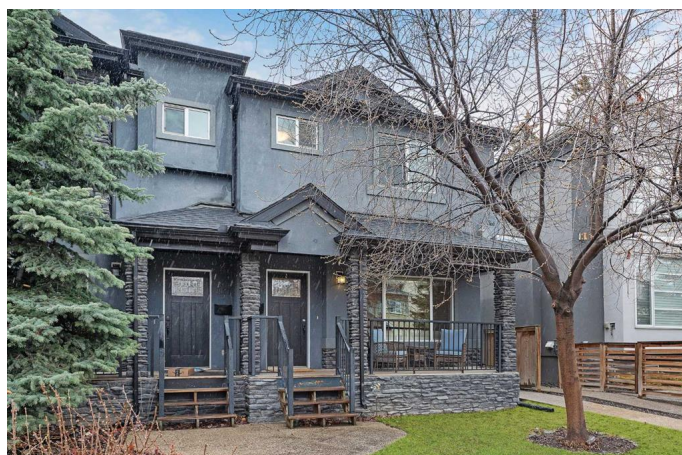
Killarney/Glengarry, Calgary, Alberta

Lovely 2+1 bedroom front unit townhome in the established community of Killarney offering over 1800 sq ft of developed living space! The open main level presents hardwood floors, 9' ceilings, showcasing a spacious living & dining rooms that are separated by a cozy double sided fireplace. The kitchen has been tastefully updated with quartz counter tops, contrasting dark cabinets, island/breakfast bar, stainless steel appliances & walk-in pantry. A convenient built-in computer desk & 2 piece powder room complete the main level. The second level hosts 2 bedrooms, one with a huge walk-in closet & each with a private ensuite. Laundry facilities are also located on the second level. Basement development includes a large family/media room, fourth bedroom & 3 piece bath. Other notable features include built-in speakers & single detached garage. The location can't be beat close to the Killarney Recreation Centre, Shaganappi Point Golf Course, schools, shopping, public transit & easy access to 17th Avenue.

Built in 2008

## Essential Information

MLS® #	A2213906
Price	\$589,900
Bedrooms	3
Bathrooms	4.00



Full Baths	3
Half Baths	1
Square Footage	1,261
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	1, 1925 32 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2P9

### Amenities

Amenities	Parking
Parking Spaces	1
Parking	Single Garage Detached
# of Garages	1

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Walk-In Closet(s), Wired for Sound
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane, Front Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 23rd, 2025
Days on Market	13
Zoning	M-C1

### **Listing Details**

Listing Office	RE/MAX First
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