

# \$1,050,000 - 2430 27 Street Sw, Calgary

MLS® #A2220675

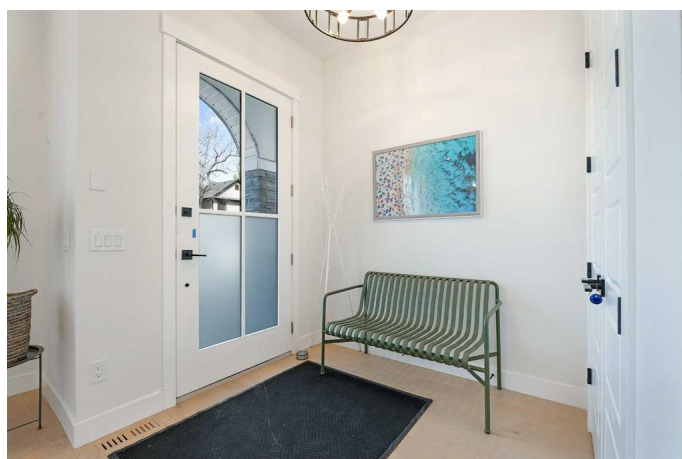
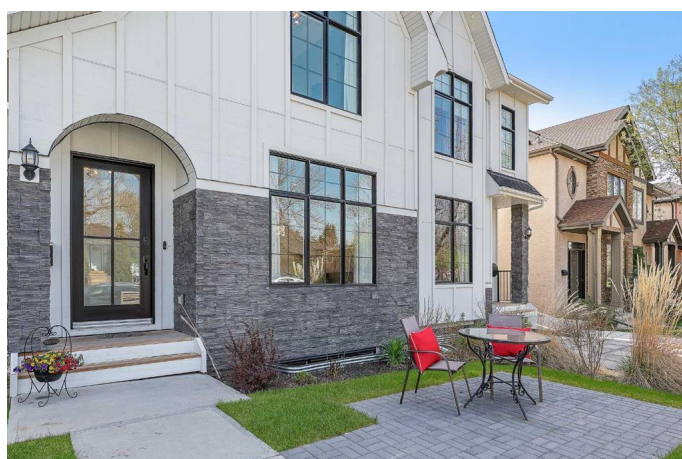
**\$1,050,000**

4 Bedroom, 4.00 Bathroom, 2,012 sqft

Residential on 0.07 Acres

Killarney/Glengarry, Calgary, Alberta

Located on a quiet tree-lined street in the established community of Killarney, this 3+1 bedroom home with modern farmhouse feel offers over 2800 sq ft of beautifully finished living space. The open main level presents wide plank hardwood floors, 10' ceilings, recessed lighting & stylish light fixtures showcasing a perfect entertaining space, including front dining room with detailed feature wall which effortlessly flows into the kitchen that's tastefully finished with crisp white cabinetry, quartz counter tops, large 2-toned island/eating bar & stainless steel appliances including a Bertazzoni gas stove & dual full-sized fridge/freezer. Adjacent to the kitchen is a spacious living room with feature stone fireplace & built-ins. A convenient mudroom & 2 piece powder room complete the main level. A detailed accent wall & an elegant staircase lead to the second level which hosts 3 bedrooms, a 5 piece bath & convenient laundry room with sink & storage. The spacious primary retreat with tray ceiling boasts a walk-in closet & luxurious 5 piece ensuite with in-floor heat, dual sinks, freestanding soaker tub & glass enclosed shower. Basement development with roughed-in in-floor heat includes a family room with wet bar & wine storage – a great space for game or movie night. A fourth bedroom with walk-in closet & 4 piece bath are the finishing touches to the basement. Other notable features include upgraded built-in speakers throughout & central air conditioning.



Outside, enjoy the west facing front patio, perfect for summer evenings plus the huge back yard with deck & lower patio with firepit that are wonderful for outdoor entertaining. Parking is a breeze with a fully finished double detached garage with EV charger & work bench. This home provides an incredibly convenient location, close to the Killarney Recreation Centre, Shaganappi Point Golf Course, schools, shopping, public transit & easy access to 26th & 17th Avenues & Crowchild Trail.

Built in 2021

### Essential Information

MLS® #	A2220675
Price	\$1,050,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,012
Acres	0.07
Year Built	2021
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	2430 27 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2G3

### Amenities

Parking Spaces	2
----------------	---

Parking	Double Garage Detached, Insulated, In Garage Electric Vehicle Charging Station(s)
---------	---

# of Garages	2
--------------	---

## Interior

Interior Features	Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub, Walk-In Closet(s), Wet Bar, Tray Ceiling(s), Wired for Sound
-------------------	--

Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
------------	---

Heating	Forced Air, In Floor
---------	----------------------

Cooling	Central Air
---------	-------------

Fireplace	Yes
-----------	-----

# of Fireplaces	1
-----------------	---

Fireplaces	Gas
------------	-----

Has Basement	Yes
--------------	-----

Basement	Finished, Full
----------	----------------

## Exterior

Exterior Features	Private Entrance, Private Yard
-------------------	--------------------------------

Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Rectangular Lot
-----------------	---

Roof	Asphalt Shingle
------	-----------------

Construction	Composite Siding, Stone, Wood Frame
--------------	-------------------------------------

Foundation	Poured Concrete
------------	-----------------

## Additional Information

Date Listed	May 13th, 2025
-------------	----------------

Days on Market	29
----------------	----

Zoning	R-CG
--------	------

## Listing Details

Listing Office	RE/MAX First
----------------	--------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.