

\$1,999,500 - 1741 48 Avenue Sw, Calgary

MLS® #A2246493

\$1,999,500

4 Bedroom, 5.00 Bathroom, 2,874 sqft

Single Family on 0.08 Acres

Altadore, Calgary, Alberta

Welcome to a home that truly defines luxury living in Calgary's prestigious Altadore community! Built by renowned Alliance Custom Homes, this 3-STOREY residence combines exceptional craftsmanship w/ thoughtful design to create a space that's as functional as it is beautiful. Located on a desirable street in Altadore, this home is surrounded by stunning infills that create a cohesive & upscale streetscape! From the moment you arrive, the home's timeless architecture & clean lines exude elegance. Inside, you're greeted by an abundance of natural light pouring in through oversized windows, highlighting the soaring ceilings & open layout. The heart of the home is the kitchen – a true showstopper for culinary enthusiasts. It's equipped w/ professional-grade appliances, including a gas cooktop & built-in wall oven, along w/ a sleek quartz island that serves as a workspace & gathering spot. Custom, full-height cabinetry offers plenty of storage, while a butler's pantry keeps everything organized & out of sight w/ a convenient prep sink. The main floor flows seamlessly into a spacious living room anchored by a sleek gas fireplace & accented by full-height sliding glass doors leading to the wood deck & landscaped backyard. Whether you're hosting a formal dinner in the elegant dining area or enjoying a quiet evening at home, the main floor delivers on both style & comfort. A thoughtfully designed mudroom w/ built-in storage adds practicality to the mix,



as does a bright pocket office w/ a glass wall, making day-to-day living effortless. Upstairs, the primary suite is a luxurious retreat w/ a recessed 11-ft ceiling in front of the ceiling-height windows! The spa-inspired ensuite feels like your own private getaway, featuring a soaker tub, an oversized tile shower, & a custom vanity w/ dual sinks. Dual walk-in closets are equally impressive, w/ built-ins designed to keep everything perfectly organized. The other side of this level features two good-sized secondary rooms w/ a modern 4-pc bath, perfectly spacious for growing kids! The modern conveniences continue up to the third floor, w/ a third bedroom w/ a walk-in closet, a 4-pc main bath, a large storage room, & every entertainer's dream - a full wet bar w/ quartz island! A private balcony is perfect for summer get-togethers & quiet evenings w/ family. The living space continues into the finished basement w/ a large rec space w/ a custom wet bar, a home gym area, & a fourth bedroom w/ direct access to a 4-pc bath - ideal for guests or a live-in nanny. Located in one of Calgary's most vibrant communities, this home isn't just a place to live - it's a lifestyle. Altadore is known for its mature tree-lined streets, close-knit community feel, & access to some of the city's best amenities. From top-rated schools to boutique shops, trendy cafes, & the stunning green spaces of River Park, everything you need is just steps away. This home is the perfect blend of sophistication, comfort, & convenience! (id:6289)

Built in 2025

Essential Information

Listing #	A2246493
Price	\$1,999,500
Bedrooms	4

Bathrooms	5.00
Half Baths	1
Square Footage	2,874
Acres	0.08
Year Built	2025
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1741 48 Avenue Sw
Subdivision	Altadore
City	Calgary
Province	Alberta
Postal Code	T2T2T2

Amenities

Amenities	Park, Playground, Recreation Nearby, Schools
Features	Wet bar, Closet Organizers, Gas BBQ Hookup
Parking Spaces	2
Parking	Detached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Cooktop - Gas, Dishwasher, Microwave, Oven - Built-In, Garage door opener
Heating	Forced air
Cooling	See Remarks
Fireplace	Yes
# of Fireplaces	1
# of Stories	3
Has Basement	Yes

Exterior

Exterior	Brick, Composite Siding, Stucco
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX House of Real Estate
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