

# \$1,100,000 - 1823 William Street Se, Calgary

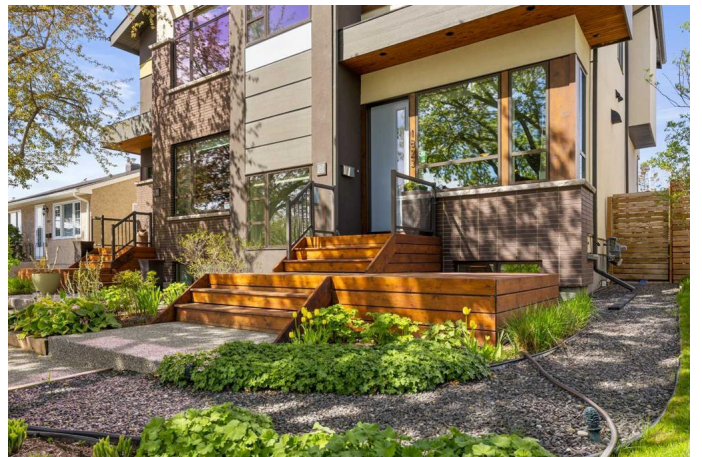
MLS® #A2193679

**\$1,100,000**

3 Bedroom, 4.00 Bathroom, 1,588 sqft  
Residential on 0.06 Acres

Ramsay, Calgary, Alberta

Ultimate inner-city property on Scotsmanâ€™s Hill in Ramsay with over 2,275 sq/ft of living space. This LEED PLATINUM certified home offers more than beautiful finishes; it guarantees the home was built with leading edge environmental efficiency, including spray foam insulation, triple-pane windows, ENERGY star appliances, tankless hot water, LED lighting, low-flow fixtures and is solar panel ready. Natural light fills the entire home with 10' ft ceiling on main with 9' up & down, high efficiency furnace & engineered hardwood on main & upper levels, cork flooring in basement, & in-floor heated tile in full baths. Custom kitchen equipped with Fisher & Paykel, Bosch, Miele SS appliances w/ INDUCTION cooktop, QUARTZ counter & ISLAND w/ 150 year-old DOUGLAS FIR bar counter. Upper laundry, with second bedroom, open flex room that is being used as an office but could be converted into a 3rd bedroom; master bedroom includes a spa ensuite with dual rain shower heads & built-in closets. Basement includes a third bedroom, 3 piece bath & spacious rec room. Convenient to downtown, trendy Inglewood, Elbow and Bow Rivers and bike paths, the new event centre/Stampede, & the new Green Line. Donâ€™t miss this opportunity to have it all in one of Calgaryâ€™s most vibrant inner-city neighbourhoods; impressive finishings throughout coupled with high-end workmanship and LEED PLATINUM certified.



Built in 2015

## Essential Information

MLS® #	A2193679
Price	\$1,100,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,588
Acres	0.06
Year Built	2015
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

## Community Information

Address	1823 William Street Se
Subdivision	Ramsay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 4K3

## Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, Quartz Counters, Sump Pump(s), Tankless Hot Water
Appliances	Dishwasher, Dryer, Electric Cooktop, Microwave, Range Hood, Window Coverings, Oven-Built-In, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Refrigerator, Tankless Water Heater
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Lane, Back Yard, Landscaped, Lawn, Low Maintenance Landscape, Private, Garden
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 12th, 2025
Days on Market	48
Zoning	R-CG

### **Listing Details**

Listing Office	RE/MAX First
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