

# \$959,900 - 644 24 Avenue Nw, Calgary

MLS® #A2211378

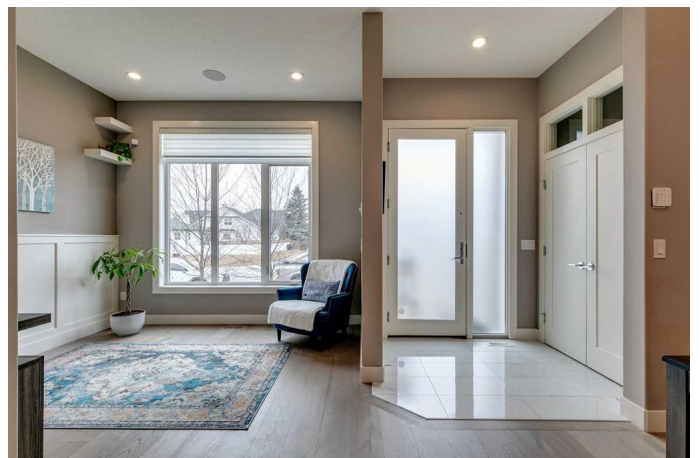
**\$959,900**

4 Bedroom, 4.00 Bathroom, 1,900 sqft

Residential on 0.07 Acres

Mount Pleasant, Calgary, Alberta

Nestled on a lovely, mature street in the desirable Mount Pleasant neighborhood, this elegant home offers the perfect blend of sophistication and convenience. Just a short stroll from Confederation Park, residents enjoy access to serene walking paths and quiet green spaces, all year round. This stunning home has been meticulously maintained with over 2700sq ft of well designed, functional living space, high ceilings and large windows that capture views of the charming streetscape and floods the home with natural light. The open concept floorplan effortlessly flows from the flex room, to the kitchen, dining area, and through to the living room—creating a great environment for entertaining. Finishing touches include, a large center island, full height white shaker style cabinetry, built in oven and microwave, gas range, quartz countertops, separate pantry with plenty of additional storage and cozy gas fireplace with custom built in cabinetry in the living room. Upstairs, the spacious primary bedroom features a large custom walk in closet, a cozy double sided gas fireplace that flows into the luxurious ensuite featuring heated tile floors, double sinks, a relaxing jetted tub and steam shower. Down the hall are 2 additional bedrooms, a 4 pc bathroom and laundry room complete with built in sink. The basement is a great extension of living space with cozy in floor heating, a large rec room with built in wall unit, tray ceilings, rough in for surround sound, and a stunning wet bar with quartz



countertops, and beverage fridge. Guests will feel right at home in the bright and sunny 4th bedroom with convenient access to a full bath, providing a great escape during their stay. Additional features of this home include central air conditioning, built in speakers throughout, custom window coverings and a “tucked away” powder room and rear mud room on the main floor. The private backyard is fully landscaped with large exposed aggregate patio and walkway, BBQ gas line and double detached garage (back alley to be paved soon). And if that isn’t enough! this home has an ideal location, steps away from the Mount Pleasant Outdoor Pool, Arena, Community Center and Park space, a 5 minute walk to Confederation Park and Golf Course, walking distance to restaurants, shops, arts centre, schools, and easy access to public transportation and major roadways. This home is a gem, you don’t want to miss.

Built in 2018

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | A2211378               |
| Price          | \$959,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,900                  |
| Acres          | 0.07                   |
| Year Built     | 2018                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

**Community Information**

|         |                  |
|---------|------------------|
| Address | 644 24 Avenue Nw |
|---------|------------------|

|             |                |
|-------------|----------------|
| Subdivision | Mount Pleasant |
| City        | Calgary        |
| County      | Calgary        |
| Province    | Alberta        |
| Postal Code | T2M 1X5        |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### **Interior**

|                   |                                                                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bar, Bookcases, Closet Organizers, Double Vanity, High Ceilings, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)                                |
| Appliances        | Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air                                                                                                                                                          |
| Cooling           | Central Air                                                                                                                                                         |
| Fireplace         | Yes                                                                                                                                                                 |
| # of Fireplaces   | 2                                                                                                                                                                   |
| Fireplaces        | Gas                                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                                                 |
| Basement          | Finished, Full                                                                                                                                                      |

### **Exterior**

|                   |                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------|
| Exterior Features | BBQ gas line, Private Yard                                                                                   |
| Lot Description   | Back Lane, Back Yard, City Lot, Front Yard, Interior Lot, Landscaped, Lawn, Level, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                                                                                              |
| Construction      | Composite Siding, Stucco, Wood Frame                                                                         |
| Foundation        | Poured Concrete                                                                                              |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 14th, 2025 |
| Days on Market | 5                |
| Zoning         | R-CG             |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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