

2018B 26A Street SW
Calgary, Alberta

MLS # A2255081



\$1,020,000

Heating:	In Floor, Forced Air, Hot Water, Natural Gas	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Composite Siding, Stone, Wood Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, See Remarks, Sump Pump(s), Walk-In Closet(s)		
Inclusions:	N/A		

Welcome to desirable Killarney and this bright, contemporary detached home with over 3400 square feet of total living space on 4 levels with 4 bedrooms.. Step into your separate dining area and then you are greeted with the open concept featuring beautiful hardwood flooring, gleaming white kitchen, Quartz counters, stainless appliances including 5 burner gas stove, pantry area and a 2 pc bathroom. A large living area completes this level with a gas fireplace and french doors that lead you to the East yard with a private deck, low maintenance stone terrace and a double detached garage with alley access. On the 2nd level you'll find a huge master bedroom with a luxurious 5 pc ensuite and walk in closet with built-ins, and down the hall there's a 2nd bedroom with a 4 pc bathroom and the laundry room. On the top floor there's a 3rd bedroom as well as a rec room/office/yoga studio with skylights galore and another 4 pc bathroom, perfect for your teenager. The lower level features 9' ceilings, large media/rec room, in-floor heating and a fourth bedroom with a 4 pc bathroom. This home has just been painted throughout and the carpets have been replaced, all ready for you. Killarney is a beautiful area that's easily accessible to shopping, restaurants , steps to 17th Avenue, and just minutes to the downtown. Call your favorite realtor today for your private viewing.