

# \$649,900 - 1935 27 Avenue Sw, Calgary

MLS® #A2224137

**\$649,900**

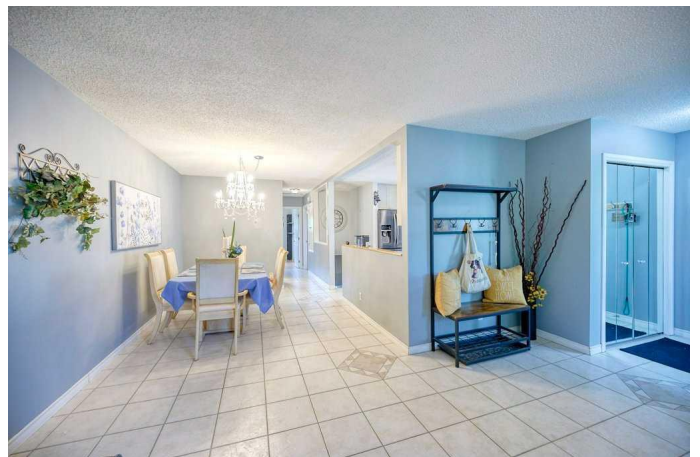
4 Bedroom, 2.00 Bathroom, 962 sqft

Residential on 0.07 Acres

South Calgary, Calgary, Alberta

OPEN HOUSE SATURDAY MAY 24TH 3:00 PM TO 5:00 PM.

Modern 3-Level Walkout in Prime Location – Walk to Marda Loop! Welcome to this stylish and functional 4-bedroom semi-detached home offering multi-level living in one of Calgary’s most sought-after communities. This Bungalow features two professionally developed lower levels for a total of 2343 sqft. With a smart layout designed for both privacy and versatility, this 3-level walkout is perfect for families, multigenerational living, or anyone seeking space and comfort with urban convenience. Inside, you’ll find rich basaltic grey walls complemented by two-tone kitchen cabinets in warm zen tones, sleek modern black appliances, and top-down bottom-up blinds throughout – offering both light control and privacy. The home features a 3-piece and a 4-piece bathroom, warm ambient lighting, and thoughtfully designed zones across all levels. The walk out family is warm and cozy with a self standing fireplace/stove that comes with a remote control. Step outside and enjoy the south-facing backyard, rear patio, and upper balcony – perfect for relaxing or entertaining. Safety and peace of mind are standard, with plenty of LED security lighting on this quiet, family-friendly street. The insulated and heated garage is a true standout – fully finished as a man cave with a built-in bar, offering a perfect retreat or entertaining space year-round.



Location is unbeatable: stroll to Marda Loop's shops, cafes, and restaurants, with quick access to major traffic arteries. You're also close to famous River Park "Dog off lease rec site, Lakeview Golf Course, and Earl Grey Golf Course. The community center offers frequent events and an outdoor pool, and the area is pet-friendly with welcoming warm neighbors on both sides. Whether you're looking for your next family home or a smart investment in a vibrant neighborhood, this property is a rare find. COME VIEW IT TODAY.

Built in 1976

### Essential Information

MLS® #	A2224137
Price	\$649,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	962
Acres	0.07
Year Built	1976
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Up/Down
Status	Active

### Community Information

Address	1935 27 Avenue Sw
Subdivision	South Calgary
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 1H4

### Amenities

Parking Spaces	2
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Parking	Double Garage Detached, Garage Door Opener, Garage Faces Rear, Heated Garage, Insulated, Oversized, Rear Drive, Side By Side, Workshop in Garage
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# of Garages	2
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## Interior

Interior Features	Ceiling Fan(s), Closet Organizers, No Smoking Home, Pantry, Separate Entrance, Storage, Vinyl Windows, Walk-In Closet(s), Wood Windows, Track Lighting
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Appliances	Dishwasher, Dryer, Electric Cooktop, Electric Stove, Freezer, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings
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Heating	Mid Efficiency, Fireplace(s), Forced Air, Natural Gas, Central, Pellet Stove, See Remarks
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Cooling	Central Air
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Fireplace	Yes
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# of Fireplaces	1
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Fireplaces	Gas, Free Standing, Metal
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Has Basement	Yes
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Basement	Exterior Entry, Full, Walk-Out
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## Exterior

Exterior Features	Balcony, Dog Run, Private Entrance, Private Yard, Storage, Rain Gutters
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Lot Description	Back Lane, Back Yard, City Lot, Dog Run Fenced In, Front Yard, Interior Lot, Landscaped, Rectangular Lot, Street Lighting, Zero Lot Line, Sloped Down
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Roof	Asphalt Shingle
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Construction	Metal Siding, Wood Frame
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Foundation	Poured Concrete
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## Additional Information

Date Listed	May 23rd, 2025
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Days on Market	1
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Zoning	R-CG
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## Listing Details

Listing Office	RE/MAX Realty Professionals
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