

# \$999,000 - 4619 80 Street Nw, Calgary

MLS® #A2235678

**\$999,000**

3 Bedroom, 4.00 Bathroom, 1,831 sqft

Residential on 0.07 Acres

Bowness, Calgary, Alberta

## Distinctive Design in the Heart of Bowness

This one-of-a-kind Bowness home showcases exceptional attention to design and detail throughout. The open-concept main floor features soaring ceilings, tilt-and-turn windows, and a cozy living area with an electric fireplace (convertible to gas). The chef-inspired kitchen offers full-height German custom cabinetry, a library ladder for upper storage, a gas cooktop with pot filler, convection oven, and pull-out pantryâ€”perfect for seamless entertaining.

A versatile main floor room (ideal as an office, den, or guest room) opens to a charming â€œbijou courtyardâ€• garden. A sleek European-style wet room bath completes the level.

Upstairs, skylights flood the landing with light, leading to two spacious primary suitesâ€”each with its own ensuiteâ€”and convenient upper laundry.

The fully developed basement offers heated concrete floors, a third bedroom, full bath, second laundry, and a large flexible space pre-plumbed for a kitchen and gas fireplaceâ€”ideal for a guest suite or recreation area.

Outdoors, enjoy a beautifully landscaped multi-level garden with stylish planters, a bar area, and a unique entertaining nook within



the double garage. An outdoor shower adds convenience after gardeningâ€”or for pampered pets!

Too many features to listâ€”this extraordinary home must be seen to be fully appreciated. Book your private showing today!

Built in 2015

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2235678    |
| Price          | \$999,000   |
| Bedrooms       | 3           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 1,831       |
| Acres          | 0.07        |
| Year Built     | 2015        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 4619 80 Street Nw |
| Subdivision | Bowness           |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T3B 2P2           |

### Amenities

|                |   |
|----------------|---|
| Parking Spaces | 2   |
| Parking        | Alley Access, Double Garage Detached, Garage Door Opener, Garage Faces Rear |
| # of Garages   | 2   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Closet Organizers, High Ceilings, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Built-in Features, Low Flow Plumbing Fixtures, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Skylight(s), Storage, Sump Pump(s) |
| Appliances        | Dishwasher, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Convection Oven, Gas Cooktop   |
| Heating           | In Floor, Forced Air, Natural Gas, Central  |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Blower Fan, Electric, Great Room, Raised Hearth   |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Private Yard, Covered Courtyard, BBQ gas line, Garden, Outdoor Shower  |
| Lot Description   | Back Yard, Few Trees, Landscaped, Lawn, Back Lane, City Lot, Front Yard, Garden, Level, Native Plants, Private |
| Roof              | Metal  |
| Construction      | Aluminum Siding  |
| Foundation        | Poured Concrete  |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 1st, 2025 |
| Days on Market | 51             |
| Zoning         | R-CG           |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | Greater Calgary Real Estate |
|----------------|-----------------------------|

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