

\$875,000 - 1909 33 Avenue Sw, Calgary

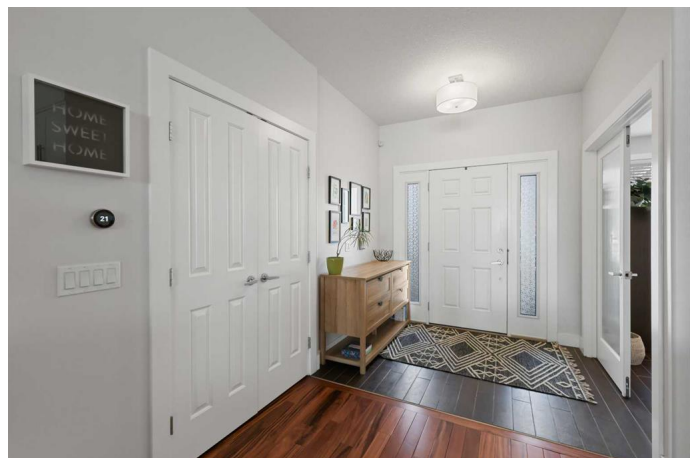
MLS® #A2209979

\$875,000

4 Bedroom, 4.00 Bathroom, 1,952 sqft
Residential on 0.07 Acres

South Calgary, Calgary, Alberta

Welcome to this beautifully designed semi-detached home, ideally situated in the vibrant and sought-after neighbourhood of South Calgary. Just a short stroll to the shops, restaurants, and energy of Marda Loop, this home offers the perfect blend of urban convenience and residential tranquility. Step inside to a bright and open main floor that's perfect for both relaxing and entertaining. The front office inside the entry flows seamlessly into a spacious living area with a modern kitchen and dining space, all overlooking a sunny, south-facing backyard with a private deck—ideal for summer BBQs or quiet morning coffees. Upstairs, you'll find three generously sized bedrooms, including a primary suite with large walk-in closet, stunning 5-piece ensuite and private balcony access. The upper level also includes an additional full bathroom and laundry room for convenience and comfort. The fully finished basement offers a cozy living area, huge bedroom and an additional bathroom, making it a great retreat for guests, an additional home office, or a media room. Central AC and a nicely appointed south backyard with a newer deck and insulated double detached garage. This home has it all—style, space, and an unbeatable location. Whether you're a growing family or looking for a dynamic community close to the core, this is one you won't want to miss! Call today for your private showing!



Built in 2008

Essential Information

MLS® #	A2209979
Price	\$875,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,952
Acres	0.07
Year Built	2008
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	1909 33 Avenue Sw
Subdivision	South Calgary
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 1Z3

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry, Stone Counters, Walk-In Closet(s)
Appliances	Dishwasher, Gas Cooktop, Microwave, Oven, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Lawn, Level
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 10th, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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