



\$ 1,310,000.00

## 2612 29 STREET SW CALGARY

<https://paulbrinton.com>

Executive Luxury Infill with extremely rare WALKOUT basement! This oversized lot allowed architects and designers to push the boundaries of this floor plan allowing for nearly 4000sqft (including basement) of functional living space. The main floor layout is outstanding and boasts 10ft ceilings which accentuates a spacious family room with...

- 4 beds
- 4 baths
- Detached
- Residential
- Active

Image not found or type unknown



## BASIC FACTS

**Style:** 2 Storey

**MLS ® #:** A1149056

**Type:** Detached

**Bedrooms:** 4

**Baths Half:** 1

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-25 17:08:15

**Bathrooms:** 4

**Bedrooms Above Grade:** 3

**Date added:** 10/01/21

**Two Piece Bath:** 1

**Lot size:** 3903 sq ft

**Year built:** 2020

**Parking:** Double Garage Detached, Heated Garage

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 2

**Fireplace Features:** Gas,Living Room,Tile

**Exterior Features:** Private Yard

**District:** CAL Zone CC

**Inclusions:** CCTV camera system, Beverage Cooler, Smart Thermostat & Alarm

**Lot Features:** Back Yard,Front Yard

**Heating Type:** In Floor,Forced Air,Natural Gas

**Total Parking:** 2

**Flooring:** Carpet,Hardwood

**Community Features:** Schools Nearby,Pool,Sidewalks,Street Lights,Shopping Nearby

**Fencing:** Fenced

**Cooling:** Central Air

**Interior Features:** High Ceilings,Kitchen Island,Soaking Tub,Walk-In Closet(s),Wet Bar

**Roof Type:** Asphalt



## PROPERTY INFORMATION

**Basement:** Finished, Walk-Out

**Laundry features:** Upper Level

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 8

**Suite:** No

**Frontage Metres:** 9.53M 31`3"

**Living Area SF:** 2611.31

**Structure Type:** House

**Restrictions:** None Known

**Levels:** Two

**Zoning:** R-C2

**List Price Square Foot:** \$ 501.66

**Photo Count:** 49

**Construction Materials:**

Stone,Stucco,Wood Frame

**Foundation:** Poured Concrete

**Appliances:** Central Air

Conditioner,Dishwasher,Dryer,Garage  
Control(s),Gas Cooktop,Microwave,Oven-  
Built-In,Refrigerator,Washer,Window  
Coverings

**Subdivision Name:** Killarney/Glengarry

**Lot Size Acres:** 0.09

