

# \$1,629,000 - 4024 16a Street Sw, Calgary

MLS® #A2237915

**\$1,629,000**

4 Bedroom, 4.00 Bathroom, 2,243 sqft

Residential on 0.08 Acres

Altadore, Calgary, Alberta

Open house Saturday 2:00-4:00pm & Sunday 11:00-1:00pm. Welcome to this exceptional, immaculately kept executive home located in the very desirable inner city community of Altadore. This home has a fully developed walkout basement & boasts an appealing design with high-end finishings throughout. The main floor with its open concept, features a large dining area bathed in natural light & opening to a chef's kitchen which includes a gas cooktop, built-in ovens, expansive center island with eating bar, granite countertops & engineered flooring, conveniently adjacent to the great room which has an inviting gas fireplace surrounded by extensive built-ins & double sliding doors having access to the spacious sunny deck.. What a great outdoor space to entertain family & friends! Another exterior door from the great room leads to both the upper deck & lower back yard with covered patio & firepit area as well as the double detached garage. The upper floor contains 3 large bedrooms with the primary suite having a spa-like 5 piece ensuite with a double sided fireplace, relaxing soaker tub, large stand alone shower, dual sinks & sky light. Included are vaulted ceilings & an extra large walk-in closet. The 2 additional bedrooms share a well appointed 4 piece main bath & the large laundry room with sink & built-in cabinetry is conveniently located on this floor. The 2 piece powder room is found between the main floor & lower walkout basement. The walkout level is a perfect space



for guests or the family teen. This level features a large bedroom, 4 piece bath, home fitness area & marvelous rec room with built-in wall unit & wet bar. Wall to wall windowed doors open to the delightful, maintenance free backyard with covered stamped concrete patio, fire pit & sidewalk leading to the finished double garage with convenient storage racks. Additional superior items in this home are in-floor heated Epoxy concrete floors in lower level, custom window coverings, built-in speakers, central A/C & upgraded attic insulation(2024). Don't miss out on this outstanding home!

Built in 2014

**Essential Information**

MLS® #	A2237915
Price	\$1,629,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,243
Acres	0.08
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	4024 16a Street Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 4L1

**Amenities**

Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Garage Door Opener
# of Garages	2

## Interior

Interior Features	Bookcases, Built-in Features, Central Vacuum, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Skylight(s), Soaking Tub, Storage, Sump Pump(s), Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Refrigerator, Washer, Window Coverings
Heating	In Floor, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Double Sided, Gas, Great Room, Master Bedroom
Has Basement	Yes
Basement	Finished, Full, Walk-Out

## Exterior

Exterior Features	Balcony, BBQ gas line, Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Landscaped, Low Maintenance Landscape, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

## Additional Information

Date Listed	July 9th, 2025
Days on Market	3
Zoning	R-CG

## Listing Details

Listing Office	Royal LePage Benchmark
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