

# \$999,999 - 1920 37 Avenue Sw, Calgary

MLS® #A2230201

**\$999,999**

4 Bedroom, 4.00 Bathroom, 1,826 sqft

Residential on 0.07 Acres

Altadore, Calgary, Alberta

Inner-City Living in Altadore

Exceptional contemporary home located in the heart of Altadore, offering the best in inner-city living. Thoughtfully designed with bright, open living spaces and high-end finishes throughout.

Key Features:

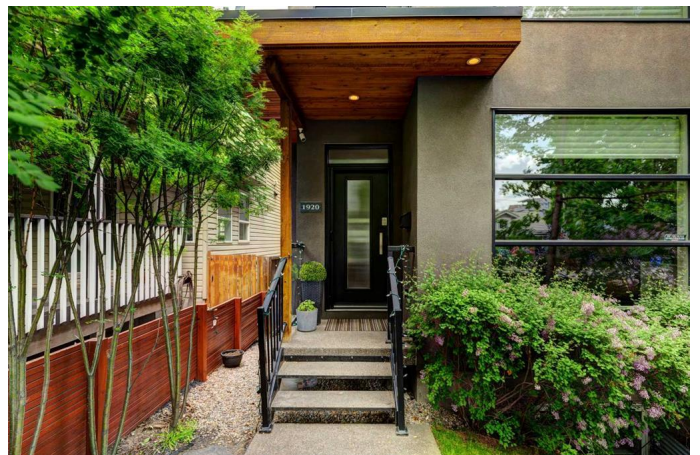
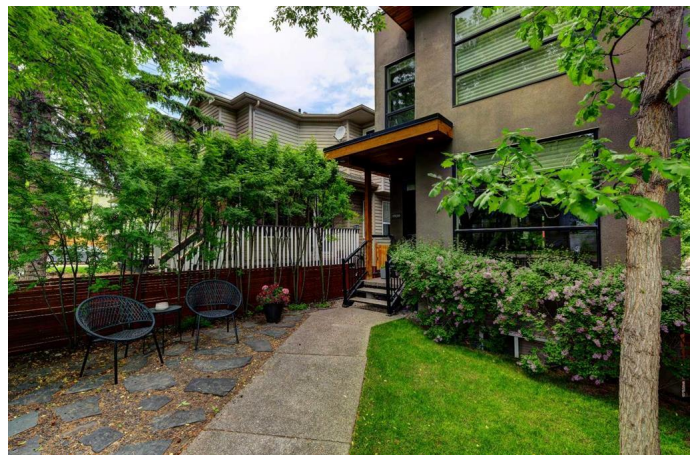
â€¢ Outdoor Living: Two spacious decks, a private rear patio, and a front courtyard provide multiple options for outdoor relaxation and entertaining.

â€¢ Open Concept Layout: Main floor features a seamless flow from the family room to the rear deck, ideal for everyday living and hosting.

â€¢ Primary Retreat: The upper-level primary suite includes a private balcony, walk-in closet, and a well-appointed en-suite.

â€¢ Heated Drive-Under Garage: Rare for the area, this home offers a heated, attached garage with direct access to the interior.

â€¢ Unbeatable Location: Just a block from Marda Loopâ€™s amenities, including shops, restaurants, grocery stores, and essential services.



Built in 2005

## Essential Information

MLS® # A2230201

Price \$999,999

Bedrooms 4

Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,826
Acres	0.07
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	1920 37 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 2H4

### Amenities

Parking Spaces	2
Parking	Aggregate, Alley Access, Double Garage Attached, Garage Faces Rear
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Quartz Counters, Recessed Lighting
Appliances	Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer
Heating	Boiler, In Floor, Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	Balcony, Garden, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Interior Lot, Landscaped, Private, Rectangular Lot
Roof	Flat
Construction	Concrete, ICFs (Insulated Concrete Forms), Masonite, Mixed, See Remarks, Stucco, Insulbrick/Asphalt
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 14th, 2025
Days on Market	12
Zoning	R-CG

### **Listing Details**

Listing Office	Realay
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