

\$825,000 - 1614 27 Avenue Sw, Calgary

MLS® #A2261161

\$825,000

4 Bedroom, 3.00 Bathroom, 1,370 sqft

Residential on 0.07 Acres

South Calgary, Calgary, Alberta

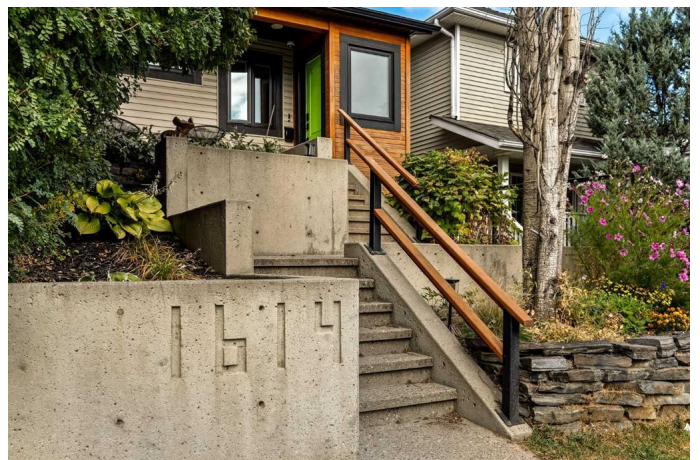
Welcome to this beautifully maintained home in the heart of South Calgary - just minutes from Marda Loop, 17th Avenue, the Beltline, and more.

As you arrive, youâ€™re greeted by charming curb appeal with mature trees, vibrant flower beds, and concrete accents guiding you up to the sun-filled front porch. From here, soak in the south-facing views that overlook the community below.

Enter inside to a bright, open-concept main floor where natural light flows seamlessly from front to back. The cozy front living area, complete with a gas fireplace, leads into the recently updated kitchen featuring stainless steel appliances, quartz counters, and a stylish new backsplash. Adjacent to the kitchen, the dining space easily accommodates family gatherings and entertaining, while the patio doors open to your private deck for indoor-outdoor living.

This home has been thoughtfully cared for, with brand-new windows installed this year and upgraded air conditioning for year-round comfort.

Upstairs, the primary retreat offers a 5-piece ensuite with dual vanities, plus the convenience of upstairs laundry. A second bedroom completes this level.



The fully developed lower level provides even more living space with a large rec room, wet bar, full bathroom, and two guest bedrooms. The walkout basement opens directly to the backyard, creating another perfect spot for relaxation.

Outside, enjoy a manicured lawn, raised garden beds, and a refinished upper deck overlooking the yard. The oversized double detached garage provides plenty of storage and privacy fencing completes this picture-perfect retreat. Book your showing today!

Built in 2005

Essential Information

MLS® #	A2261161
Price	\$825,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,370
Acres	0.07
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1614 27 Avenue Sw
Subdivision	South Calgary
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 1G6

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Closet Organizers, Double Vanity, Kitchen Island, Open Floorplan, Quartz Counters, Separate Entrance, Vinyl Windows, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Oven, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Balcony, BBQ gas line, Garden, Private Yard
Lot Description	Back Yard, Front Yard, Garden, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Cedar
Foundation	Poured Concrete

Additional Information

Date Listed	October 2nd, 2025
Days on Market	25
Zoning	MC-1

Listing Details

Listing Office	The Real Estate District
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