



3, 1611 21 Avenue SW, Calgary, Alberta - \$724,900



Main Photo

Property Description

This executive townhome offers an elegant and updated living experience in a unique inner-city location, fronting directly onto Buckmaster Park.

Upon entering, you are welcomed by a ground-floor entrance leading to a conveniently tucked away Powder room on one side, and a bedroom on the other side which is currently being used as a beautiful media room. Its spaciousness offers endless and versatile possibilities as an office, library, study, or guest room.

The main floor features an open-concept layout with natural light flooding throughout. Great view of the Park from every window! It boasts a large living room with a cozy fireplace and a separate dining room, which seamlessly flows into a very big, bright, and beautiful kitchen. The kitchen offers partial city views and is equipped with new quartz countertops, new backsplash, new refrigerator, new microwave, and new kitchen sink and faucet. The entire main floor features exquisite crown molding and Built-ins plus new



hardwood flooring, which extends from the lower level all the way to the upper level excluding the bedrooms. This floor also includes a main floor laundry and a cozy breakfast nook leading to a good-sized private balcony and deck with partial city views.

Moving upstairs, you'll find a very large and bright level with abundant windows, ensuring plenty of natural light. The upper floor consists of a Large Primary Bedroom that accommodates a King size bed, Walk-in-Closet and your own private four-piece ensuite along with another large bedroom and an additional three-piece bathroom. The second bedroom also has a charming balcony overlooking the Park for endless hours of tranquility and beauty. This modern freshly painted residence has been meticulously renovated with contemporary finishes, allowing you to Move In and immediately enjoy the home and its surroundings. Updates in recent years include a newer roof, hot water tank, water lines, new hardwood flooring, new toilet, and the aforementioned kitchen upgrades. This beautiful home also includes the luxury of a double rear-attached garage.

Location is truly paramount here, right across from Buckmaster Park and overlooking downtown Calgary. It's a prime inner-city location within minutes of downtown, along with close walking distance to the shops and restaurants of 17th Avenue SW. This immaculate townhome in the sought after community of Bankview offers the perfect blend of comfort, convenience, and tranquility. It's a great value for a beautiful home in a unique location that you will be proud to call home, ideal for young professionals and young families alike. The priceless advantage of Buckmaster Park at your doorstep truly enhances the living experience.

We invite you to view this beautiful townhouse. Check out the Virtual Tour! You will not be disappointed!

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