\$1,155,000 - 2020 32 Street Sw, Calgary

MLS® #A2232727

\$1,155,000

4 Bedroom, 4.00 Bathroom, 1,950 sqft Residential on 0.07 Acres

Killarney/Glengarry, Calgary, Alberta

It's not every day you come across a home that leaves an impressionâ€lbut the thoughtful design, timeless style and elegant finishes in this home is sure to impress the most discerning buyer. Located on an idyllic street in the heart of Killarney/Glengarry, this 2 storey home has over 2700sq. ft of fully finished living space. Flawless hardwood floors on every level (no carpet), custom millwork throughout, high ceilings and large windows, allowing the natural light to cascade in, creating an inviting glow. The open concept floorplan effortless flows from the flex room (great space for formal dining, home office or library, music room, play area, etc.), to the kitchen, dining area, and through to the living roomâ€lcreating a great environment for entertaining. Each finishing detail was intentionally chosenâ€lincluding full height white custom cabinetry, quartz countertops, undermount lighting, stainless steel appliances, large island with breakfast bar, built in pantry, coffered ceilings and a cozy gas fireplace....all while creating inviting spaces. The primary bedroom is rich in elegance, featuring trey ceilings, custom millwork, a spa inspired ensuite with curbless shower, 10ml glass, deep soaker tub, dual sinks, heated tile floors and walk in closet with custom cabinetry. Two additional bedrooms, a spacious 4pc bathroom and laundry room that will inspire us all to do more laundry, cap off the 2nd level! The lower level is the ideal spot to relax after a long day with an expansive rec. room (roughed







in for sound), custom built in wet bar and media center. Guests will feel right at home in the bright and sunny 4th bedroom with convenient access to a full bath, providing a great escape during their stay. The backyard creates a private oasis, with low maintenance landscaping and convenient access to the double detached garage (heated, epoxy flooring, built in storage & paved back alley). A few additional items in this home include central AC, custom Hunter Douglas soft touch motorized blinds throughout, radon system, and rough in for in-floor heat in the basement. Killarney is highly sought after for its easy access to downtown, top rated schools, boutique shops, trendy café's and restaurants, playgrounds and short walk to the Aquatic Center. This home flawlessly combines comfort and functionality, with high quality finishes, making it an ideal choice, you don't want to miss.

Built in 2020

Essential Information

MLS® #	A2232727
Price	\$1,155,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,950
Acres	0.07
Year Built	2020
Туре	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Subdivision City County Province Postal Code	Killarney/Glengarry Calgary Alberta T3E 2R3	
Amenities		
Parking Spaces Parking # of Garages	4 Double Garage Detached 2	
Interior		
Interior Features	Breakfast Bar, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Sump Pump(s), Walk-In Closet(s), Wet Bar, Chandelier	
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Oven-Built-In, Wine Refrigerator	
Heating	Forced Air	
Cooling	Central Air	
Fireplace	Yes	
# of Fireplaces	1	
Fireplaces	Gas	
Has Basement	Yes	
Basement	Finished, Full	
Exterior		
Exterior Features Lot Description	BBQ gas line, Private Yard Back Lane, City Lot, Interior Lot, Landscaped, Low Maintenance Landscape	
Roof	Asphalt Shingle	
Construction	Stone, Stucco, Wood Frame	
Foundation	Poured Concrete	
Additional Information		
Date Listed	June 19th 2025	

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Days on Market	18
Zoning	R-CG

Listing Details

Listing Office CIR Realty

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