

# \$1,085,000 - 222 28 Avenue Nw, Calgary

MLS® #A2194789

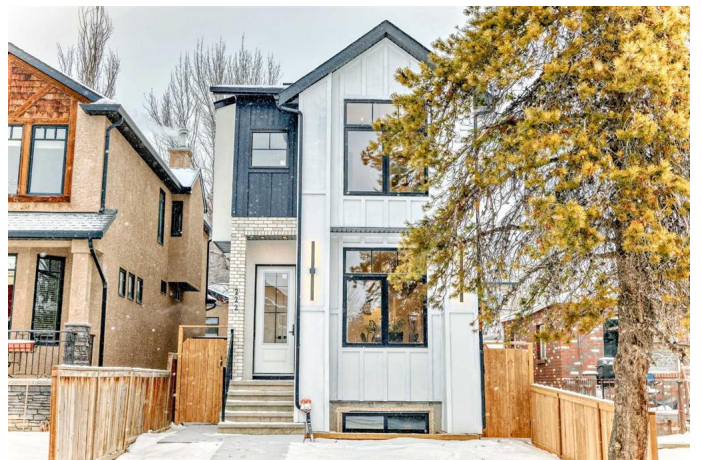
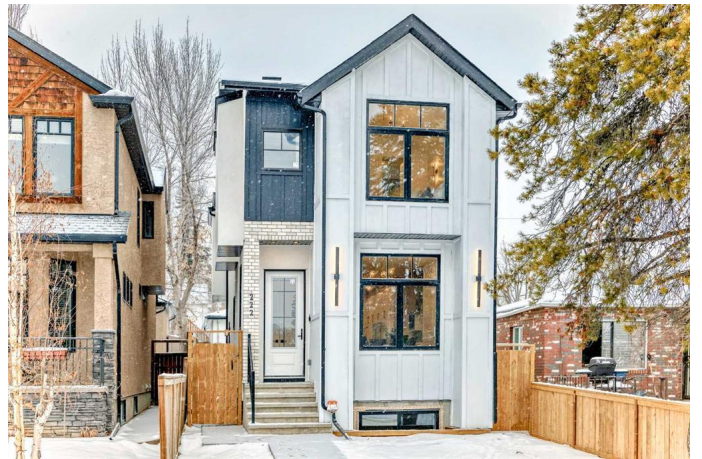
**\$1,085,000**

5 Bedroom, 4.00 Bathroom, 1,920 sqft  
Residential on 0.07 Acres

Tuxedo Park, Calgary, Alberta

Luxurious Detached Home in Prime Tuxedo Location with a 2-BED LEGAL SUITE ! Discover upscale living in this exquisite home, perfectly situated in the vibrant community of Tuxedo. This beautifully crafted home combines contemporary elegance with functional design. Enter the bright, open-concept main floor, where the living room flows seamlessly into the dining area and a gourmet kitchen. Complete with high-end appliances, quartz countertops, and an oversized island, the kitchen is perfect for entertaining. The upper level features a spacious primary suite, designed as a tranquil retreat with a luxurious ensuite that includes a steam shower and double vanity. Two additional well-appointed bedrooms, a modern bathroom, and a conveniently placed laundry room complete this floor. The fully finished basement includes a private, legal suite with a separate entrance. It offers a bright living room, a fully equipped kitchen, two bedrooms, a full bathroom, and its own laundry room, making it ideal for multi-generational living, hosting guests or additional rental income. This home is filled with high ceilings, abundant natural light, and high-quality finishes throughout. This Tuxedo home offers a perfect blend of luxury and functionality, ready to welcome you home. Call today to book a private viewing!

Built in 2025



## Essential Information

MLS® #	A2194789
Price	\$1,085,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,920
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	222 28 Avenue Nw
Subdivision	Tuxedo Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 2K4

## Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, Kitchen Island, Natural Woodwork, Quartz Counters, Separate Entrance, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes

Basement Finished, Full, Exterior Entry

## Exterior

Exterior Features BBQ gas line, Private Yard, Lighting

Lot Description Rectangular Lot

Roof Asphalt Shingle

Construction Brick, Stucco, Wood Siding

Foundation Poured Concrete

## Additional Information

Date Listed February 14th, 2025

Days on Market 27

Zoning R-CG

## Listing Details

Listing Office eXp Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.