

# \$699,000 - 2748 19 Avenue Sw, Calgary

MLS® #A2212579

**\$699,000**

3 Bedroom, 4.00 Bathroom, 1,377 sqft  
Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

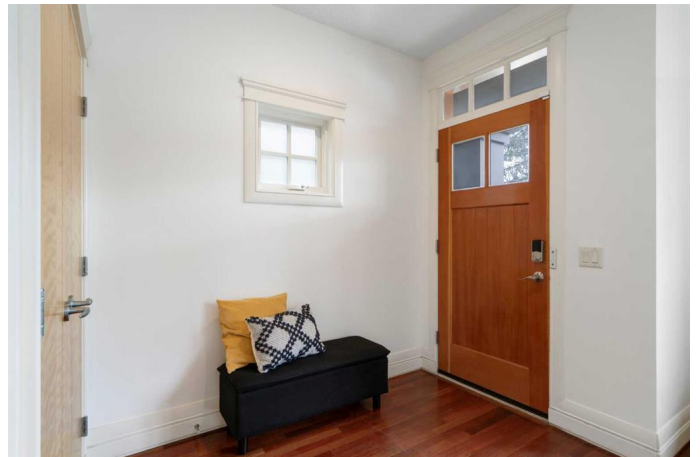
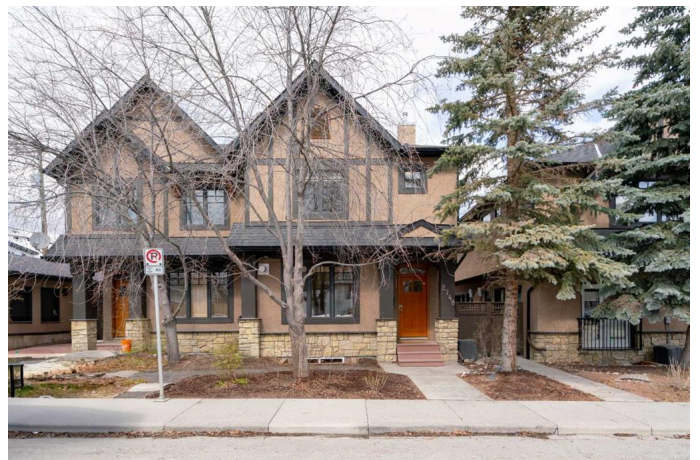
Welcome to Luxury Living in Killarney! Step into style and comfort with this fully developed, custom-built semi-detached home in one of Calgary's most sought-after communities. Located in the heart of Killarney, this stunning residence is loaded with upgrades and high-end finishes that truly set it apart.

The main floor welcomes you with warm Brazilian Cherry hardwood, soaring 9-foot ceilings, and an abundance of natural light from large south-facing windows. The open-concept living space features a cozy gas fireplace with custom built-ins and flows seamlessly into a chef-inspired kitchen—complete with a gas stove, granite countertops, and ceiling-height custom cabinetry. Whether you're entertaining or just enjoying a quiet night in, this space has it all. A stylish 2-piece powder room completes the main level.

Step outside to your own private patio oasis—perfect for barbecues, morning coffee, or relaxing with friends and family.

Upstairs, a bright skylight leads you to two spacious bedrooms, each with its own walk-in closet and private ensuite. The primary suite, quietly tucked at the back of the home, features dual vanities and a spa-like ambiance for your daily retreat.

The fully finished basement adds even more living space, with a large media/flex room wired with built-in surround sound—perfect for movie nights, a home gym, or entertaining.



There's also a third bedroom with its own full ensuite and oversized windows that flood the space with natural lightâ€”great for guests or a home office.

Additional features include central A/C, a single detached garage, and plenty of street parking. This pet-friendly, well-managed complex has low condo fees and offers a truly low-maintenance lifestyle.

You're just steps from the Killarney Aquatic & Recreation Centre, trendy 17th Avenue, parks, playgrounds, schools, transit, and shopping. It's the perfect location to enjoy all the perks of inner-city living.

Come experience this incredible home for yourselfâ€”book your private showing today!

Built in 2004

## Essential Information

MLS® #	A2212579
Price	\$699,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,377
Acres	0.00
Year Built	2004
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

## Community Information

Address	2748 19 Avenue Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3E7P6

### Amenities

Amenities None  
Parking Spaces 1  
Parking Single Garage Detached, Enclosed, Secured  
# of Garages 1

### Interior

Interior Features Bar, Built-in Features, Central Vacuum, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Skylight(s), Walk-In Closet(s)  
Appliances Bar Fridge, Dishwasher, Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Gas Range  
Heating Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas, Living Room  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Lighting, Private Entrance, Private Yard  
Lot Description Back Yard, Front Yard, Low Maintenance Landscape, Private, Treed  
Roof Asphalt Shingle  
Construction Stone, Stucco, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed April 23rd, 2025  
Days on Market 1  
Zoning M-C1

### Listing Details

Listing Office Charles

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