# \$1,559,000 - 1904 48 Avenue Sw, Calgary

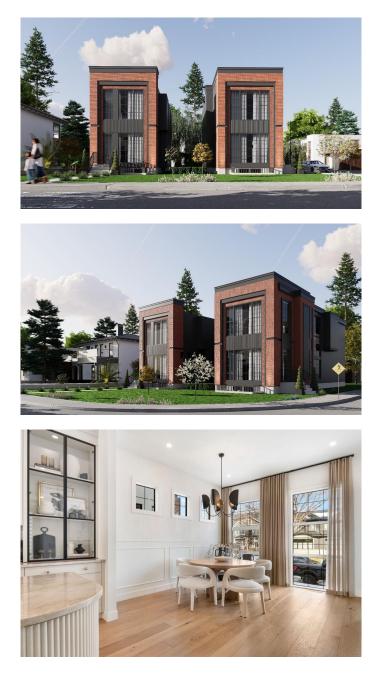
MLS® #A2214574

#### \$1,559,000

4 Bedroom, 4.00 Bathroom, 1,967 sqft Residential on 0.07 Acres

Altadore, Calgary, Alberta

Luxury pre-sale opportunity on one of Altadore's most sought-after streets! Right side is sold, last unit remaining. This is your chance to own a brand-new home with the ability to personalize select finishes to your taste. Built by Jerry Homes, and thoughtfully designed with a unique and functional floor plan, this home features a spacious foyer, soaring 10-foot ceilings on the main level, a dining area with custom wood paneling, and a stunning kitchen with a massive 12-foot island and high end built-in appliances, gold accents, and quartz countertops with under-cabinet lighting. The home showcases exceptional craftsmanship including a great room with a custom multi-tier gas fireplace and a mudroom with beautiful Italian-made checkered floor tiles. Upstairs, 9-foot ceilings frame a lavish primary suite with a 5-piece spa-inspired ensuite featuring in-floor heating, a steam shower, Italian tiles, and two large walk-in closets, along with two additional bedrooms, a 3-piece bath, and a full laundry room. The fully developed basement offers in-floor heat rough-in, a spacious rec room, wet bar, fourth bedroom, 3-piece bath, and a flexible office or gym space. Additional features include A/C rough-in, built-in ceiling speakers, an alarm system, exterior 360Ű camera rough-ins, and options for further upgrades. Ideally located near top schools, parks, and the trendy shops and restaurants of Marda Loop, this home offers quiet luxury with unbeatable convenience. Please note that the photos are



examples of previous work. Some features shown have been upgraded and can be included in this build at an additional cost, Call today to view this property!

Built in 2025

## **Essential Information**

MLS® #	A2214574
Price	\$1,559,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,967
Acres	0.07
Year Built	2025
Туре	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## **Community Information**

Address	1904 48 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 2T3

## Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Built-in Features, Double Vanity, High Ceilings, Kitchen Island, Open	
	Floorplan, Walk-In Closet(s), Wet Bar	
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range	

	Hood, Refrigerator, Washer
Heating	In Floor Roughed-In, Forced Air
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

#### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Brick, Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 27th, 2025
Days on Market	55
Zoning	R-CG

### **Listing Details**

Listing Office Century 21 Bravo Realty

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