

\$1,199,000 - 2427 Sovereign Crescent Sw, Calgary

MLS® #A2221393

\$1,199,000

2 Bedroom, 3.00 Bathroom, 1,269 sqft

Residential on 0.19 Acres

Scarboro/Sunalta West, Calgary, Alberta

Bungalow-UPPER SCARBORO. Elegant sense of ownership, this is a lovely, well-cared-for home on a great street in a unique pocket above the BOW RIVER and walkways. Situated on a large sunny south yard. This fully developed home has a walk-out lower level and features a family room, 4-piece bath, den/office, and lots of storage. The extra-large primary bedroom has a 3-piece ensuite. The home features vaulted ceilings in the living room and dining area, also featuring a gas fireplace in the living room. There are large windows on the main and lower levels, making this home bright and sunny even on the gloomiest days! The home has 3 bathrooms, 2 fireplaces, a huge deck off the kitchen, and a lower-level walk-out family room. Additional features are hardwood on the main floor and granite counters. Plus, a large double front drive garage. Note, close to downtown, LRT, golf course, Edworthy Park, walking paths, and surrounded by parks, and easy access to the BOW RIVER. A RARE FIND!!

Built in 1955

Essential Information

| | |
|-----------|-------------|
| MLS® # | A2221393 |
| Price | \$1,199,000 |
| Bedrooms | 2 |
| Bathrooms | 3.00 |



| | |
|----------------|-------------|
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,269 |
| Acres | 0.19 |
| Year Built | 1955 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|----------------------------|
| Address | 2427 Sovereign Crescent Sw |
| Subdivision | Scarboro/Sunalta West |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3C 2M4 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Driveway, Front Drive, Garage Door Opener |
| # of Garages | 4 |

Interior

| | |
|-------------------|---|
| Interior Features | No Smoking Home, Open Floorplan, Vaulted Ceiling(s) |
| Appliances | Dishwasher, Dryer, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 2 |
| Fireplaces | Decorative, Family Room, Gas, Living Room, Mantle |
| Has Basement | Yes |
| Basement | Finished, Full, Walk-Out |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Private Yard |
| Lot Description | Back Lane, Back Yard, Front Yard, Private, Rectangular Lot, Street Lighting, Treed, Underground Sprinklers, Many Trees, Yard Lights |

| | |
|--------------|--------------------|
| Roof | Tar/Gravel |
| Construction | Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 15th, 2025 |
| Days on Market | 20 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|------------------------------|
| Listing Office | RE/MAX Real Estate (Central) |
|----------------|------------------------------|

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