# \$1,148,000 - 506 28 Avenue Nw, Calgary

MLS® #A2179719

\$1,148,000

5 Bedroom, 4.00 Bathroom, 2,024 sqft Residential on 0.07 Acres

Mount Pleasant, Calgary, Alberta

Welcome home to this beautiful PRE-SALE OPPORTUNITY W/ A 2-BED LEGAL SUITE on this stunning infill duplex on a highly desired street and community of Mt. Pleasant! This 2-storey home offers over 2800 SQFT of living space, featuring 5 bedrooms, 4 bathrooms, and a bonus room! As you step into the home, you are welcomed by the spacious, open-concept dining room, with views to your expansive kitchen with lots of storage and counter space, not to mention the additional butler's pantry! Stepping away from your kitchen, you step into your own cozy gathering living space which is perfect for a relaxing evening. The 2 piece bathroom and back entrance with a large mudroom offering plenty of space to store shoes and outerwear, completes this floor. Making your way to the upper floor, you'll find your large master bedroom, with your spa-like ensuite layout featuring a large walk-in shower, soaker tub, and his and her sinks, making this space your getaway retreat! Two large secondary bedrooms, bonus room/office space, contemporary laundry + full additional bathroom also complete this floor. The basement showcases a legalized suite with 2 spacious bedrooms with a full-size kitchen, living area, and another full-size bathroom. Located on a quiet street, close to shops, transit, parks, schools + a quick trek down to the restaurants. This completed home will be a must-see!





### **Essential Information**

MLS® # A2179719 Price \$1,148,000

Bedrooms 5
Bathrooms 4.00
Full Baths 3

Half Baths 1

Square Footage 2,024 Acres 0.07 Year Built 2024

Type Residential

Sub-Type Semi Detached

Style Side by Side, 2 Storey

Status Active

# **Community Information**

Address 506 28 Avenue Nw

Subdivision Mount Pleasant

City Calgary
County Calgary
Province Alberta
Postal Code T2M 2K8

#### **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 2

#### Interior

Interior Features Double Vanity, Quartz Counters, Walk-In Closet(s), Built-in Features,

Closet Organizers, Granite Counters, Low Flow Plumbing Fixtures,

Separate Entrance

Appliances Dishwasher, Garage Control(s), Refrigerator, Stove(s), Dryer, Washer

Heating Forced Air

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement See Remarks

## **Exterior**

Exterior Features Other

Lot Description Rectangular Lot
Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

# **Additional Information**

Date Listed November 17th, 2024

Days on Market 116
Zoning R-C2

# **Listing Details**

Listing Office Century 21 Bravo Realty

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