

\$1,299,999 - 1940 50 Avenue Sw, Calgary

MLS® #A2207033

\$1,299,999

5 Bedroom, 4.00 Bathroom, 2,000 sqft

Residential on 0.08 Acres

Altadore, Calgary, Alberta

***Open House Saturday July 26th

11am-1pm****Welcome home to an

exceptional new build by inner city Master
Builder Palatial homes Ltd. Located across

from green space with south facing front yard
in a very desirable community of Altadore..

WALKING DISTANCE to Glenmore aquatic
centre, Glenmore athletic park, Tennis dome,
the Flames community arenas and many
schools. Perfect place to raise family and
enjoy a contemporary lifestyle with all

amenities and shopping nearby. This home
offers a unique blend of modern elegance and
functional craftsmanship. Enter this custom
designed home through the south facing front

door into bright and open main floor layout
with 10 ft. ceilings and Gleaming natural oak
Herringbone hardwood. Central Gourmet
chef-inspired kitchen with High end JennAir
appliances and Porcelain(not quartz or granite)
countertops with ceiling height cabinetry and
storage. Cozy living room with natural gas
fireplace and built-ins is perfect for everyday
family living and holiday gatherings. Extra
large tile floored Mudroom is meticulously
positioned to keep muddy and snowy shoes
out of sight. Upstairs offers 3 very good sized
bedrooms. The luxurious master ensuite offers
spa-like private retreat with in-floor heating,
porcelain countertop double sink vanity ,
freestanding bath tub and walk-in tile finished
shower. Private toilet. Two more good sized
bedrooms with jack and jill bathroom. Fully
finished basement with 2 bedrooms, bar and



family room providing extra space for growing family among many other options. Exterior is fully finished with hardie board and stone. large deck off the living room is perfect for evening hangouts and BBQs. Triple tandem detached rear car garage with paved back lane. Garage also comes completed with beautiful Epoxy coating. Landscaping to be completed in early spring. Call or email for more information.

Built in 2025

Essential Information

MLS® #	A2207033
Price	\$1,299,999
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,000
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1940 50 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t2t2w2

Amenities

Parking Spaces	4
Parking	Alley Access, Asphalt, Triple Garage Detached

of Garages 3

Interior

Interior Features High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Soaking Tub, Sump Pump(s), Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Bidet, No Animal Home, Wet Bar

Appliances Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Humidifier

Heating Fireplace(s), Forced Air, In Floor

Cooling Rough-In

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Barbecue

Lot Description Back Yard, Front Yard, Landscaped, Rectangular Lot

Roof Asphalt Shingle

Construction Concrete, Wood Frame, Brick

Foundation Poured Concrete

Additional Information

Date Listed April 5th, 2025

Days on Market 112

Zoning R-CG

Listing Details

Listing Office URBAN-REALTY.ca

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