

# \$1,259,895 - 1415 27 Street Sw, Calgary

MLS® #A2195210

**\$1,259,895**

3 Bedroom, 4.00 Bathroom, 2,371 sqft  
Residential on 0.06 Acres

Shaganappi, Calgary, Alberta

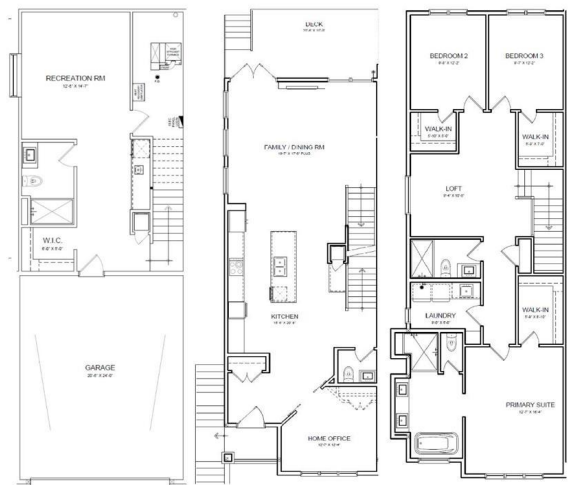
This stunning 3-bedroom, 4-bathrooms semi-detached home offers over 2,800 sq. ft. of luxury living on 3 levels with an anticipated Spring 2025 possession. Designed with high-end finishes, 10-foot ceilings, and exceptional craftsmanship, this home blends elegance with modern convenience.

The main floor features rich hardwood flooring, while the second floor and basement combine carpet and tile. Granite countertops run throughout, complemented by sleek black and gold Tenzo faucets. Shaker-style cabinetry with under-cabinet lighting enhances both style and function, while modern lighting fixtures create a sophisticated ambiance.

The gourmet kitchen includes a fireclay farmhouse sink, built-in spice racks, ample storage, and a large island with hidden electrical outlets. The powder room is a bold statement space with a wallpaper wrap, gold leaf ceiling, floating vanity, backlit mirror, and pendant lighting.

The primary ensuite is a private retreat featuring a freestanding bathtub, floor-standing tub filler, floating vanities with in-shelf lighting, backlit mirrors, and a dramatic custom-tiled shower. All bathrooms boast striking tilework and custom showers for an upscale feel.

A stylish bar area with black and gold metal mesh accents, a built-in wine rack, floating



shelves, and custom cabinetry is perfect for entertaining. The innovative grocery elevator offers effortless transportation from the garage or basement to the kitchen.

With a spacious patio and ample yard/green space, this home provides excellent outdoor living space. Located within walking distance of the LRT, top-rated schools, shopping, and dining, it offers the perfect combination of luxury and convenience.

Secure your dream home today!

Built in 2025

### **Essential Information**

MLS® #	A2195210
Price	\$1,259,895
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,371
Acres	0.06
Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### **Community Information**

Address	1415 27 Street Sw
Subdivision	Shaganappi
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 1L4

### **Amenities**

Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Double Vanity, No Animal H  
Quartz Counters, Soaking Tu  
Appliances Built-In Gas Range, Dish  
Refrigerator  
Heating Forced Air, Natural Gas  
Cooling Rough-In  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Finished, Full

### Exterior

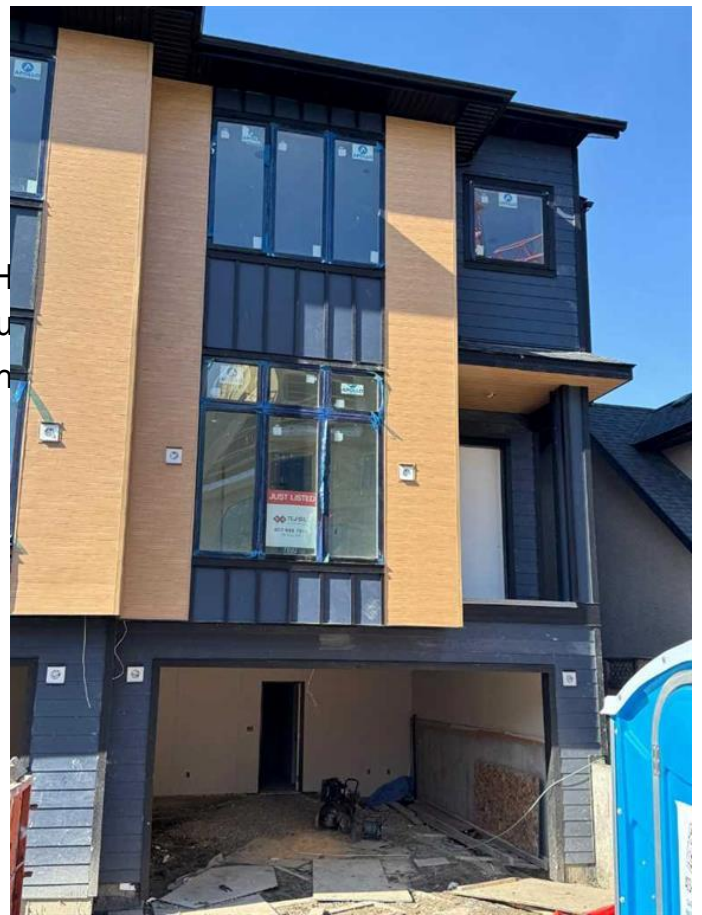
Exterior Features Playground, Private Yard  
Lot Description Level  
Roof Asphalt Shingle  
Construction Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed February 19th, 2025  
Days on Market 50  
Zoning R-CG

### Listing Details

Listing Office Real Broker



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