

\$848,800 - 238 24 Avenue Nw, Calgary

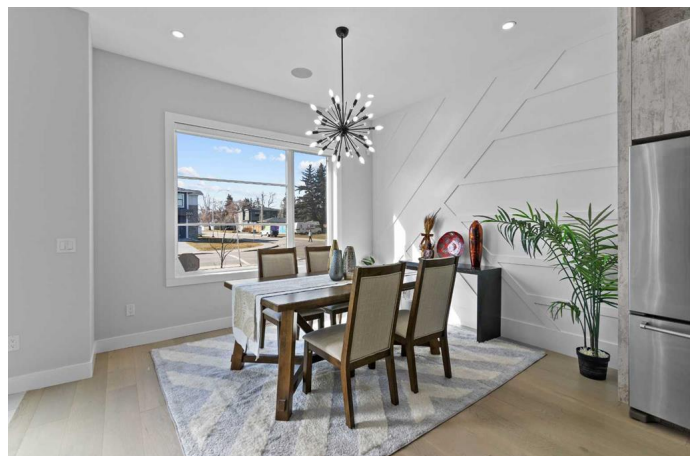
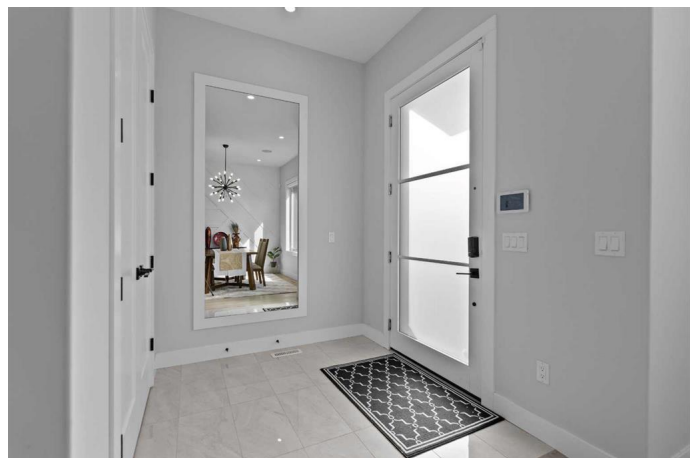
MLS® #A2210367

\$848,800

4 Bedroom, 4.00 Bathroom, 1,985 sqft
Residential on 0.07 Acres

Tuxedo Park, Calgary, Alberta

OPEN HOUSE SAT APRIL 12 & SUN APRIL 13: 2PM TO 4PM!! Nestled in the heart of inner-city Calgary's highly sought-after Tuxedo Park community, 238 24 Ave NW is a pristine semi-detached home built in 2019 that radiates modern elegance and comfort. Boasting over 2,500 sq ft of thoughtfully designed living space across three levels, this corner-lot property offers the perfect blend of luxury, convenience, and contemporary charm. Main Level: Light-Filled Sophistication. Step inside to discover an inviting open-concept layout bathed in natural light, featuring soaring 10-foot ceilings and large windows. The upscale two-tone kitchen is a culinary chef's dream, equipped with sleek countertops, premium finishes, and ample storage. Adjacent to the kitchen, the expansive front dining room effortlessly accommodates both intimate family dinners and lively gatherings. The bright family room, complete with a natural gas fireplace, offers a cozy retreat and overlooks the private backyard—ideal for relaxing or entertaining year-round. A chic two-piece powder room and a glass-clad staircase add to the main floor's refined appeal. Upstairs, the spacious primary bedroom awaits with a spa-like four-piece ensuite, creating a tranquil escape. Two additional well-sized bedrooms, a modern main bathroom, and a convenient laundry room provide practicality for family living. Entertainment Haven. The fully developed lower level is an entertainer's



paradise, featuring a wet bar, a fourth bedroom, a four-piece bathroom, and an oversized living space currently configured as a theater and games room. Whether hosting movie nights or game days, this versatile area promises endless possibilities. Tuxedo Park's central location places you minutes from SAIT, the University of Calgary, downtown Calgary, schools, dining, and major transit routes. Enjoy the tranquility of a quiet inside street while being steps away from urban conveniences. The double detached garage and corner lot enhance privacy and parking ease. Your Dream Home Awaits. Impeccably maintained and move-in ready, this home combines modern luxury with inner-city living at its finest. Don't miss the chance to make 238 24 Ave NW your own—schedule a viewing today and experience the best of Tuxedo Park! Contact us now to book your private showing!

Built in 2019

Essential Information

MLS® #	A2210367
Price	\$848,800
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,985
Acres	0.07
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	238 24 Avenue Nw
Subdivision	Tuxedo Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 1X2

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Built-In Gas Range, Built-In Oven, Dishwasher, Dryer, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Full
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, Level
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 10th, 2025
Days on Market	5
Zoning	R-CG

Listing Details

Listing Office	Century 21 Bravo Realty
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