

# \$1,199,800 - 1710 29 Street Sw, Calgary

MLS® #A2228693

**\$1,199,800**

4 Bedroom, 4.00 Bathroom, 2,092 sqft

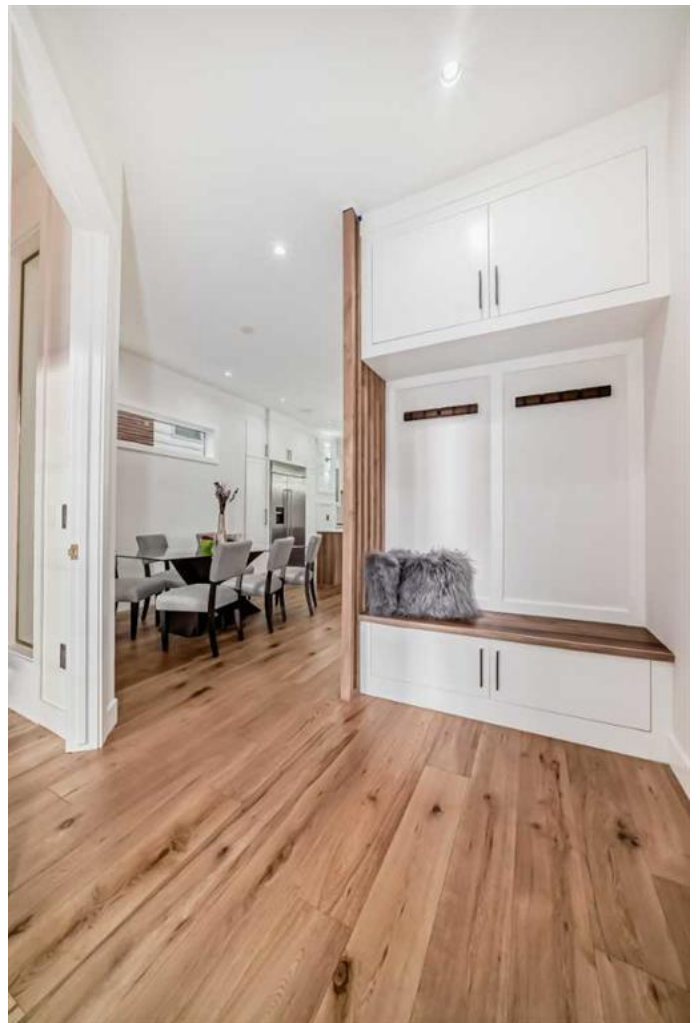
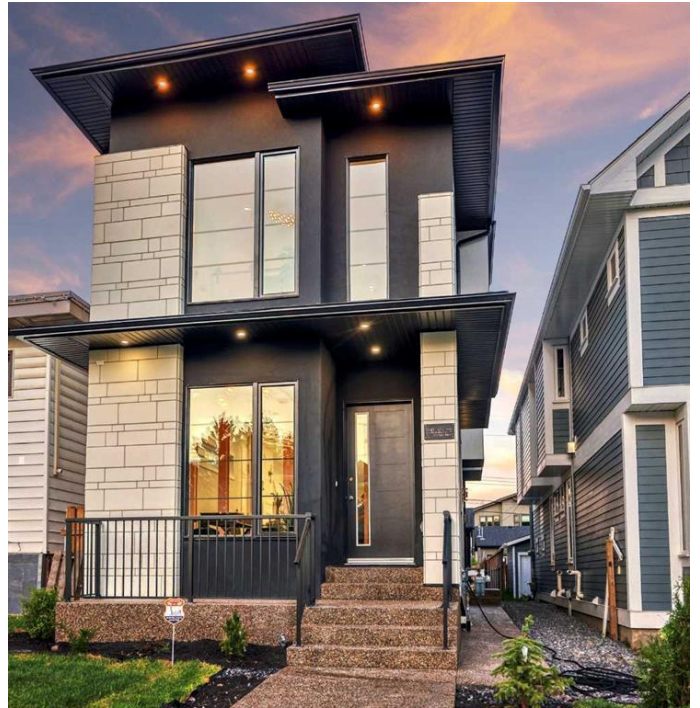
Residential on 0.07 Acres

Shaganappi, Calgary, Alberta

Discover this ultra-luxurious home with a LEGAL Secondary Suite in Shaganappi! With over 2,840 sq. ft. of modern living, this property offers easy access to 17th Ave, downtown, golf courses, C-train transit, Edworthy Park, Douglas Fir Trail, top-rated schools, and restaurants—a perfect blend of convenience and tranquility. ..

This exceptional home boasts a stunning open-concept floor plan with custom built-ins, wide plank engineered oak hardwood flooring, designer pendant lighting, a security system, Vacuflo central vacuum, and integrated ceiling speakers. With extensive upgrades and thoughtful design, this home seamlessly blends style and functionality in every detail. ..

The main floor boasts soaring 10+ FT ceilings and expansive large windows, creating a bright and airy atmosphere. A sophisticated home office, elegant dining room, and spacious kitchen with an oversized island and premium appliances set the stage for effortless living. A separate wet bar adds the perfect touch for entertaining guests. At the heart of the home, the inviting living room showcases an extraordinary fireplace/media wall, seamlessly connecting to the back deck through sleek sliding glass doors. Designed for convenience, the rear mudroom is outfitted with custom built-ins and a bench, ensuring organization for busy households. ..



The upper floor has 9â€™+ ceilings, a luxurious master suite, two spacious bedrooms, walk-in closets, elegant fixtures, a formal laundry room, and a BONUS room with a skylight and media wall. The master bedroom exudes sophistication with its vaulted ceiling, large windows, and an expensive walk-in closet. Indulge in the lavish 5-piece ensuite, showcasing heated tile floors, a steam shower with bench, a free-standing tub, and dual undermount sinks for ultimate relaxation. The two additional bedrooms have tray ceilings, walk-in closets, and share a 3-piece bathroom. Every detail has been thoughtfully crafted for comfort and style. ..

The LEGAL fully developed basement suite with a separate entrance offers versatilityâ€”perfect for a MIL suite, mortgage helper, or entertainment. Designed for comfort and convenience, it includes a full kitchen, living room, dining area, large bedroom with a walk-in closet, 3-piece bathroom, in-suite laundry rough-ins, and a custom home gym (can convert this into a second room). ..

The fully landscaped backyard features a patio with a gas line for BBQs and is completely fenced for privacy. A double detached garage provides space for two vehicles. ..

Seize this incredible opportunity to own a truly remarkable property and indulge in a lifestyle of unmatched luxury with nearby amenities, parks, schools, shopping, dining, golf courses, and entertainment options. A perfect blend of sophistication and accessibility. ..

Schedule your private viewing today!

Built in 2025

## **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2228693    |
| Price          | \$1,199,800 |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,092       |
| Acres          | 0.07        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |



### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 1710 29 Street Sw |
| Subdivision | Shaganappi        |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | t3c 1m4           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bar, Central Vacuum, Chandelier, Closet Organizers, Granite Counters, High Ceilings, Open Floorplan, Tray Ceiling(s)                                                   |
| Appliances        | Bar Fridge, Built-In Refrigerator, Dishwasher, Garage Control(s), Gas Range, Humidifier, Microwave, Microwave Hood Fan, Washer/Dryer, ENERGY STAR Qualified Appliances |
| Heating           | ENERGY STAR Qualified Equipment                                                                                                                                        |
| Cooling           | Sep. HVAC Units                                                                                                                                                        |
| Fireplace         | Yes                                                                                                                                                                    |
| # of Fireplaces   | 1                                                                                                                                                                      |
| Fireplaces        | Gas                                                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                                                    |

Basement                      Finished, Full

**Exterior**

Exterior Features      BBQ gas line  
Lot Description        Back Yard, Rectangular Lot  
Roof                      Asphalt Shingle  
Construction          Brick, Concrete, Stucco  
Foundation            Poured Concrete

**Additional Information**

Date Listed              June 6th, 2025  
Days on Market        87  
Zoning                    R-CG

**Listing Details**

Listing Office            Grand Realty

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