

\$874,900 - 7722 47 Avenue Nw, Calgary

MLS® #A2243010

\$874,900

3 Bedroom, 4.00 Bathroom, 1,437 sqft

Single Family on 0.06 Acres

Bowness, Calgary, Alberta

This stunning newly built detached home by Timberland Homes showcases exceptional craftsmanship and modern design throughout. The main floor features a striking brick feature wall and a spacious living room with a linear gas fireplace and sleek tile surround. The chef-inspired kitchen offers new stainless steel appliances, quartz countertops, a large island with an eat-up counter, and a stylish, functional pull-out pantry. Adjacent to the kitchen is a bright dining area, perfect for everyday meals or entertaining guests. A rare double attached garage leads into a practical mudroom, adding convenience to daily life. Upstairs, you'll find two generous bedrooms, a four-piece bathroom, and a cozy home office nook. The primary bedroom is a private retreat with vaulted ceilings, a luxurious four-piece ensuite, and access to a serene private balcony—ideal for morning coffee or quiet evenings. The upper floor also includes a conveniently located laundry area. The fully finished lower level is filled with natural light from large windows and includes a third bedroom, a three-piece bathroom, a bar area, and a spacious family room—ideal for relaxing or entertaining. Throughout the home, you'll find high-quality finishes such as solid core doors, LED lighting, and superior attention to detail. This home is only minutes away from the trendy shops and cafes in Bowness, offering the perfect balance of quiet residential living and vibrant urban amenities. (id:6289)



Built in 2024

Essential Information

Listing #	A2243010
Price	\$874,900
Bedrooms	3
Bathrooms	4.00
Half Baths	1
Square Footage	1,437
Acres	0.06
Year Built	2024
Type	Single Family
Sub-Type	Freehold

Community Information

Address	7722 47 Avenue Nw
Subdivision	Bowness
City	Calgary
Province	Alberta
Postal Code	T3B1Z1

Amenities

Amenities	Playground, Recreation Nearby, Schools, Shopping
Features	Closet Organizers, No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Oven - Electric, Dishwasher, Hood Fan, Washer/Dryer Stack-Up
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick, Stucco
Foundation	Poured Concrete

Listing Details

Listing Office RE/MAX House of Real Estate



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