430 33 Avenue NW
Calgary, Alberta

MLS # A2223893

$925,000

Division:	Highland Park
Type:	Residential/Duplex
Style:	2 Storey, Attached-Side by Side

Size:	2,029 sq.ft.	**Age:**	2025 (0 yrs old)
Beds:	4	**Baths:**	3 full / 1 half

Garage:	Double Garage Detached
Lot Size:	0.07 Acre
Lot Feat:	Back Lane, Back Yard, Front Yard, Level, Rectangular Lot

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Finished, Full	**LLD:**	-
Exterior:	Stucco, Wood Frame	**Zoning:**	R-C2
Foundation:	Poured Concrete	**Utilities:**	-

Features: Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Storage, Walk-In Closet(s), Wired for Sound

Inclusions: NA

NEW PRICE Discover this stunning brand-new semi-detached infill, perfectly blending modern style with classic charm on a quiet, tree-lined street. With over 2,900 sq ft of thoughtfully designed living space, this home offers more room than the average semi-detached, making it ideal for a growing family—plus it’s close to top-rated schools & parks. The main floor is flooded with natural light from oversized South facing windows and features an open layout perfect for entertaining. Enjoy the spacious front dining room, a large central kitchen island, and sliding patio doors that connect the cozy rear living room to the backyard. Upstairs, the luxurious primary suite offers vaulted ceilings, beautiful windows, a nearly 100 sq ft walk-in closet, and a spa-like ensuite. Two additional bedrooms, a stylish 4-piece bath, and a convenient laundry room complete the upper level. The finished basement includes a large rec room and a fourth bedroom—ideal as a guest suite, office, or gym. Outside, enjoy a private backyard and double detached garage, all just steps from 4th Street amenities, several parks, schools, and also downtown. Amazing value and quality build!