\$625,000 - 14, 1729 34 Avenue Sw, Calgary

MLS® #A2202783

\$625,000

3 Bedroom, 3.00 Bathroom, 1,781 sqft Residential on 0.00 Acres

Altadore, Calgary, Alberta

*** OPEN HOUSE APRIL 6, 12PM-3PM ***
This beautifully updated 3-storey end-unit
townhouse offers a quiet escape in the
sought-after Montecito Building, facing south
onto a peaceful courtyard. The main floor
features an open-concept layout with 9 ft
ceilings, a spacious living area highlighted by a
cozy gas fireplace, and an updated kitchen
with new countertops and backsplash (2024),
and stainless steel appliancesâ€"perfect for
entertaining.

Upstairs, two bright bedrooms provide ample space, complemented by a 4-piece bathroom and a convenient laundry area with a new LG washer/dryer tower (2025).

The top level is a private master retreat, boasting vaulted ceilings, a Juliette balcony, and a stunning walk-in closet with custom California Closet built-ins. The elegant 5-piece ensuite offers the perfect place to relax and unwind after a long day.

The heated underground tandem garage provides secure, direct access to the unit and offers exceptional storage. Condo fees cover all utilities except electricity, making it easy to manage your expenses and enjoy a hassle-free lifestyle. Just a short walk to Marda Loop's vibrant shops, cafes, and all the amenities the area has to offer, with a quick commute downtown. Gas/Water/Sewer are included in monthly condo fee. This home is a







Built in 2005

Essential Information

MLS® # A2202783

Price \$625,000

Bedrooms 3
Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 1,781 Acres 0.00 Year Built 2005

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey
Status Active

Community Information

Address 14, 1729 34 Avenue Sw

Subdivision Altadore
City Calgary
County Calgary
Province Alberta
Postal Code T2T2B7

Amenities

Amenities Secured Parking

Parking Spaces 2

Parking Garage Door Opener, Parkade, Tandem, Plug-In

of Garages 2

Interior

Interior Features Ceiling Fan(s), Chandelier, Closet Organizers, Double Vanity, High

Ceilings, Open Floorplan, Soaking Tub, Stone Counters, Storage,

Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)

Appliances Dishwasher, Freezer, Garage Control(s), Microwave Hood Fan,

Refrigerator, Washer/Dryer Stacked, Window Coverings, Range

Heating Forced Air, Natural Gas

Yes

Cooling None

of Fireplaces 1

Fireplaces Gas, Living Room, Mantle

Has Basement Yes

Basement Finished, Partial

Exterior

Fireplace

Exterior Features Courtyard, Lighting, Private Entrance, Uncovered Courtyard

Lot Description Other

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed March 20th, 2025

Days on Market 15

Zoning M-C1

Listing Details

Listing Office Real Broker

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.