# \$899,000 - 3518 41 Street Sw, Calgary

MLS® #A2213846

# \$899,000

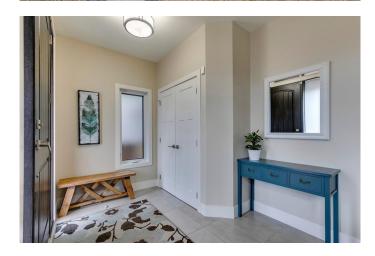
4 Bedroom, 4.00 Bathroom, 1,776 sqft Residential on 0.07 Acres

Glenbrook, Calgary, Alberta

Stunning Infill in the Heart of Glenbrook! This beautifully maintained home stands out with numerous upgrades that add exceptional value. Featuring a classic, timeless interior, the open-concept main floor showcases a chef-inspired kitchen complete with quartz countertops, a gas cooktop on the island, generous amount of full-height cabinetry and central A/C. Upstairs, you'II find generously sized bedrooms, a full bathroom, and convenient laundry. The vaulted primary suite offers a built in walk-in closet and a two-way fireplace that leads into a luxurious ensuite with heated tile floors, a steam shower, and double vanities. The fully finished basement adds even more living space, including a fourth bedroom, full bath, a cozy family room, and a stylish wet barâ€"perfect for entertaining. Additional features include professional landscaping with artificial turf at the rear, a beautiful aggregate patio with pergola, stone and stucco exterior, gas line roughed in for garage or patio, premium Hunter Douglas window coverings, new LG stainless steel refrigerator, central vacuum roughed in, Skylight over the stairs and much more. Located close to schools, transit, shopping, and other amenities, this home offers both style and convenience. Don't miss your chanceâ€"book your private showing today!







Built in 2013

## **Essential Information**

MLS® # A2213846 Price \$899,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3 Half Baths 1

Square Footage 1,776 Acres 0.07

Year Built 2013

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

# **Community Information**

Address 3518 41 Street Sw

Subdivision Glenbrook
City Calgary
County Calgary
Province Alberta

Postal Code T3E3L5

#### **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 2

## Interior

Interior Features Ceiling Fan(s), Double Vanity, Granite Counters, High Ceilings, Kitchen

Island, No Smoking Home, Open Floorplan, See Remarks, Skylight(s), Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Sump

Pump(s)

Appliances Bar Fridge, Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas

Cooktop, Humidifier, Microwave, Refrigerator, Washer

Heating Fireplace(s), Forced Air

Cooling Central Air

Fireplace Yes

# of Fireplaces 2

Fireplaces Gas
Has Basement Yes

Basement Finished, Full

## **Exterior**

Exterior Features BBQ gas line, Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Low Maintenance

Landscape, Rectangular Lot

Roof Asphalt Shingle

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed April 23rd, 2025

Days on Market 12

Zoning RC-G

# **Listing Details**

Listing Office TREC The Real Estate Company

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