

# \$950,000 - 430 33 Avenue Nw, Calgary

MLS® #A2223893

**\$950,000**

4 Bedroom, 4.00 Bathroom, 2,029 sqft

Residential on 0.07 Acres

Highland Park, Calgary, Alberta

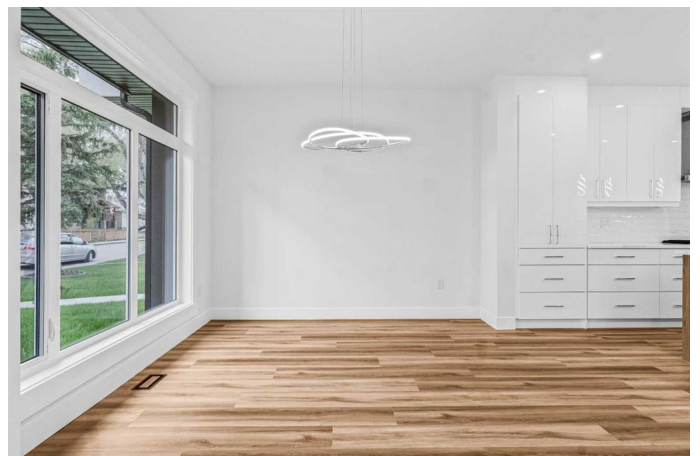
**\*OPEN HOUSE - Sat July 19 & Sun July 20!  
1:00 pm - 3:00 pm\*** Discover this stunning brand-new semi-detached infill, perfectly blending modern style with classic charm on a quiet, tree-lined street. With over 2,900 sq ft of thoughtfully designed living space, this home offers more room than the 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!

Built in 2025

## Essential Information

MLS® #

A2223893



Price	\$950,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,029
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	430 33 Avenue Nw
Subdivision	Highland Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 0B4

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Storage, Wired for Sound, Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Refrigerator, Gas Range, Range Hood
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Lighting, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Rectangular Lot, Level
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 23rd, 2025
Days on Market	86
Zoning	R-C2

### **Listing Details**

Listing Office	eXp Realty
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