

# \$699,000 - 2748 19 Avenue Sw, Calgary

MLS® #A2212579

**\$699,000**

3 Bedroom, 4.00 Bathroom, 1,377 sqft  
Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

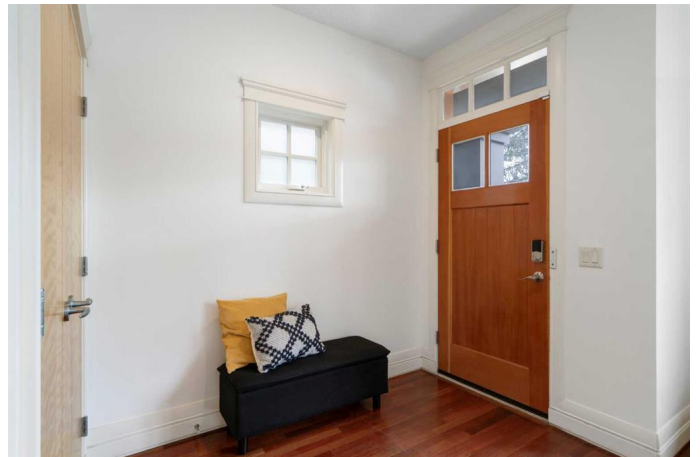
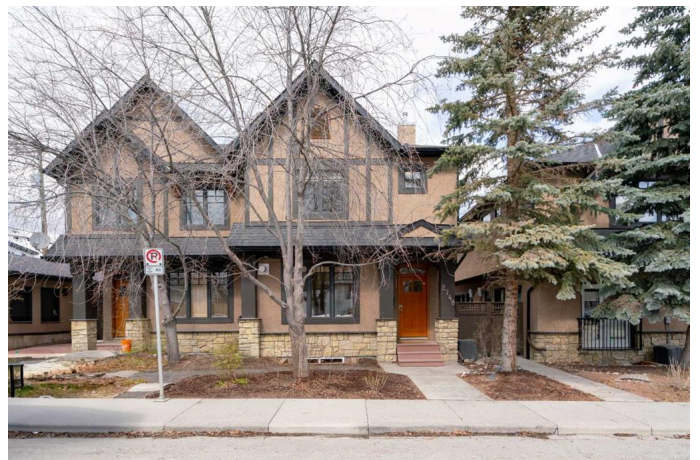
Welcome to Luxury Living in Killarney!  
Step into style and comfort with this fully developed, custom-built semi-detached home in one of Calgary's most sought-after communities. Located in the heart of Killarney, this stunning residence is loaded with upgrades and high-end finishes that truly set it apart.

The main floor welcomes you with warm Brazilian Cherry hardwood, soaring 9-foot ceilings, and an abundance of natural light from large south-facing windows. The open-concept living space features a cozy gas fireplace with custom built-ins and flows seamlessly into a chef-inspired kitchen—complete with a gas stove, granite countertops, and ceiling-height custom cabinetry. Whether you're entertaining or just enjoying a quiet night in, this space has it all. A stylish 2-piece powder room completes the main level.

Step outside to your own private patio oasis—perfect for barbecues, morning coffee, or relaxing with friends and family.

Upstairs, a bright skylight leads you to two spacious bedrooms, each with its own walk-in closet and private ensuite. The primary suite, quietly tucked at the back of the home, features dual vanities and a spa-like ambiance for your daily retreat.

The fully finished basement adds even more living space, with a large media/flex room wired with built-in surround sound—perfect for movie nights, a home gym, or entertaining.



There's also a third bedroom with its own full ensuite and oversized windows that flood the space with natural lightâ€”great for guests or a home office.

Additional features include central A/C, a single detached garage, and plenty of street parking. This pet-friendly, well-managed complex has low condo fees and offers a truly low-maintenance lifestyle.

You're just steps from the Killarney Aquatic & Recreation Centre, trendy 17th Avenue, parks, playgrounds, schools, transit, and shopping. It's the perfect location to enjoy all the perks of inner-city living.

Come experience this incredible home for yourselfâ€”book your private showing today!

Built in 2004

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | A2212579               |
| Price          | \$699,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,377                  |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 2748 19 Avenue Sw   |
| Subdivision | Killarney/Glengarry |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |

Postal Code T3E7P6

### Amenities

Amenities None  
Parking Spaces 1  
Parking Secured, Single Garage Detached, Enclosed  
# of Garages 1

### Interior

Interior Features Bar, Built-in Features, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Skylight(s), Walk-In Closet(s), Central Vacuum  
Appliances Bar Fridge, Dishwasher, Gas Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Garburator  
Heating Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas, Living Room  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Lighting, Private Entrance, Private Yard  
Lot Description Back Yard, Front Yard, Low Maintenance Landscape, Private, Treed  
Roof Asphalt Shingle  
Construction Stone, Stucco, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed April 23rd, 2025  
Days on Market 10  
Zoning M-C1

### Listing Details

Listing Office Charles

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