

# \$685,000 - 4015 10 Avenue Sw, Calgary

MLS® #A2221990

## \$685,000

4 Bedroom, 4.00 Bathroom, 1,456 sqft

Residential on 0.00 Acres

Rosscarrock, Calgary, Alberta

Sophisticated & stylish! This 3+1 bedroom townhome in the established community of Rosscarrock offers over 2100 sq ft of developed living space! The open main level presents hardwood floors & 10' ceilings, showcasing a spacious front dining area illuminated by a sleek light fixture & kitchen that's tastefully finished with quartz counter tops, waterfall island/eating bar, contrasting 2-tone cabinetry & stainless steel appliances. The living room is anchored by a floor to ceiling feature fireplace & built-ins. A 2 piece powder room completes the main level. The second level hosts 3 bedrooms, a 4 piece main bath & convenient laundry facilities. A spacious primary bedroom with elegant tray ceiling, features a walk-in closet & private 5 piece ensuite with in-floor heat, dual sinks, relaxing freestanding soaker tub & separate shower. Basement development includes a family/media room complete with fireplace, built-ins & wet bar - perfect for game or movie night. A fourth bedroom & 4 piece bath are the finishing touches to the basement. Other notable features include built-in speakers throughout, security system, central air conditioning & private south facing patio. Parking is a breeze with a single detached heated garage. This chic townhome is conveniently located close to Shaganappi Point Golf Course, scenic Edworthy Park, schools, shopping, public transit & has easy access to Bow Trail & 37th Street.



Built in 2020

## Essential Information

MLS® #	A2221990
Price	\$685,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,456
Acres	0.00
Year Built	2020
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	4015 10 Avenue Sw
Subdivision	Rosscarrock
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 3P2

## Amenities

Amenities	Parking
Parking Spaces	1
Parking	Heated Garage, Insulated, Single Garage Detached
# of Garages	1

## Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Walk-In Closet(s), Ceiling Fan(s), Double Vanity, Soaking Tub, Tray Ceiling(s), Wet Bar, Wired for Sound
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Gas Cooktop
Heating	Forced Air, In Floor
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane, Rectangular Lot, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Stone
Foundation	Poured Concrete

## Additional Information

Date Listed	May 16th, 2025
Days on Market	11
Zoning	R-CG

## Listing Details

Listing Office	RE/MAX First
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