



GRASSROOTS
REALTY GROUP

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3917 19 Street SW
Calgary, Alberta

MLS # A2274584



\$1,489,000

Division:	Altadore		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,873 sq.ft.	Age:	2025 (0 yrs old)
Beds:	4	Baths:	4 full / 1 half
Garage:	Double Garage Detached, On Street		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Few Trees, Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Soaking Tub, Walk-In Closet(s), Wired for Sound		
Inclusions:	None		

**** OPEN HOUSE: Friday, December 19th 2-4pm and Saturday, December 20th 12-2pm **** Welcome to 3917 19 Street SW, a beautifully finished detached two-storey home in the heart of Altadore. The main floor offers a spacious quartz kitchen island, sleek full-height cabinetry, and an open-concept flow directly into the living room—perfect for both entertaining and everyday family living. Upstairs features three bedrooms, including a wonderful primary suite with a spa-inspired ensuite showcasing a soaking tub and double vanity. The primary also includes its own walk-in closet. Two additional bedrooms and a full bathroom complete the upper level, along with conveniently located upstairs laundry. The fully finished basement includes a bedroom, full bathroom, and a wet bar, giving you flexible space for guests, a home office, or family use. Outside, enjoy a private backyard with no neighbours behind you, offering rare privacy in this highly sought-after area. The home is roughed-in for security, speakers, A/C, and more. The builder is also offering a \$2,500 appliance credit that can be allocated toward a washer/dryer and bar fridge. Close to all the amenities Marda Loop has to offer, this home is perfect for families and professionals alike.