



2031 24 Avenue NE
Calgary, Alberta

MLS # A2292390



\$699,000

Division:	Vista Heights		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,626 sq.ft.	Age:	1987 (39 yrs old)
Beds:	5	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-CG
Foundation:	Wood	Utilities:	-
Features:	Closet Organizers, High Ceilings, Open Floorplan, Quartz Counters, Recessed Lighting, See Remarks, Separate Entrance		

Inclusions: none

Fully Renovated Open-Concept 4 Level Split 1626 sqft above grade and almost 2200 sqft of living space | 5 Bedrooms | 2 full Bathrooms | Dual Living Spaces: Includes a full walk-out with a separate entrance, 2 brand-new kitchens, and 2 sets of all-new appliances | 2 separate Laundries | Quartz Counters | New Vinyl Plank Flooring | Private Backyard With Patio | NEW ROOF | NEW FURNICE | BEAUTIFUL FIREPLACE accent wall | -Welcome to 2031 24 Ave NE highlighted by high-contrast finishes, and a stunning chef's kitchen with sleek cabinetry and all-new stainless steel appliances. A true standout is the fully developed walk-out lower level with a separate entrance, which boasts a second full kitchen, additional full bathroom, and a massive living area perfect for multi-generational living or a premium guest wing. Every detail has been curated for the discerning buyer, from the dual cozy fireplaces and textured accents to the complete mechanical peace of mind provided by a new roof, new main-floor windows, and a new furnace. Outside, the property includes a double attached garage, spacious private driveway, enjoy private backyard and the peace of facing a permanent green belt . Ideally located on a quiet street with immediate access to Downtown Calgary and major highways, this "like-new" home offers a private, suburban retreat in a central, established community.