

\$1,999,900 - 2014 32 Avenue Sw, Calgary

MLS® #A2264951

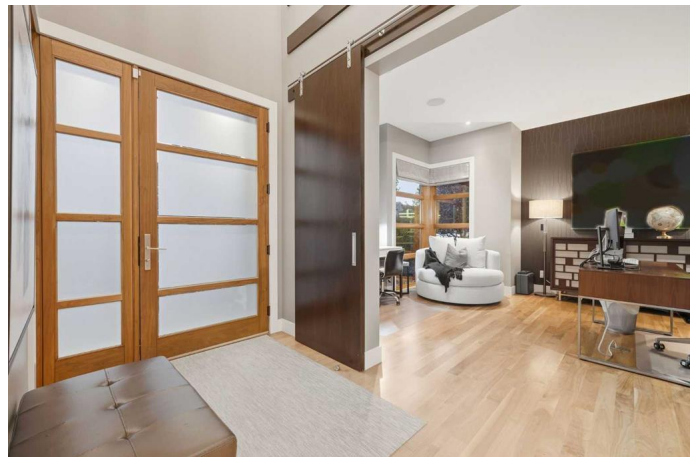
\$1,999,900

4 Bedroom, 5.00 Bathroom, 3,206 sqft

Residential on 0.11 Acres

South Calgary, Calgary, Alberta

OPEN HOUSE SUNDAY, OCTOBER 19TH FROM 1-4 PM. Step into a home where elegance meets comfort in sought-after South Calgary. This stunning estate residence situated on a 37'x125' lot spans over 4400 sq ft across 4 thoughtfully designed levels, offering 3+1 bedrooms, 3 full baths & 2 half-baths. Every corner has been meticulously crafted to create a living space that is both luxurious & inviting, blending modern style with practical functionality. The main level immediately impresses with soaring ceilings & abundant natural light, creating a bright, open atmosphere. The living room is a true centerpiece, anchored by a striking feature fireplace & refined finishes that add warmth & character. The chef-inspired kitchen complements this space beautifully, with quartz countertops, a generous central island perfect for meal prep or casual dining & high-end appliances designed to make entertaining effortless. The dining & family areas flow seamlessly from the kitchen, offering a natural setting for both everyday living and gatherings. A private office with elegant built-ins is tucked away just off the foyer - the perfect work from home space. Upstairs, the primary suite is a private retreat featuring generous proportions, a private balcony, cozy sitting area, huge walk-in closet & spa-like ensuite, create a peaceful atmosphere perfect for rest & relaxation. Additional bedrooms are spacious & thoughtfully designed, offering ample closet



space, and flexible layouts that suit family life. Completing the second level is a 4 piece bath. The third level hosts a large family/media room, convenient laundry room with sink & storage plus a 2 piece powder room. There is also access to a rooftop patio, affording exceptional year round outdoor living. The fully finished basement adds versatility with a large game room & wet bar – perfect for game or movie night. An exercise room, fourth bedroom & 4 piece bath are the finishing touches to the basement. The private backyard features a patio with built-in BBQ & smoker, natural gas patio heater & additional deck with pergola - an ideal setting to entertain or unwind. This home is equipped with advanced smart technology, including Ring doorbells & cameras, coded door locks & a security system providing convenience, safety & peace of mind. A heated triple detached garage with ceiling storage offers ample room for vehicles & equipment, combining practicality with luxury. Located in a vibrant community with parks, top-rated schools, shopping, dining & recreational amenities nearby, this home offers a lifestyle of convenience & sophistication. From architectural details to premium finishes, every aspect has been thoughtfully executed to deliver an exceptional living experience. This residence represents a rare opportunity to own a meticulously crafted home in one of Calgary’s most desirable neighborhoods. With its combination of elegant design, functional layout & luxurious features, it truly embodies the best in modern living.

Built in 2013

Essential Information

MLS® #	A2264951
Price	\$1,999,900
Bedrooms	4

Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	3,206
Acres	0.11
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	3 Storey
Status	Active

Community Information

Address	2014 32 Avenue Sw
Subdivision	South Calgary
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 1W6

Amenities

Parking Spaces	3
Parking	Heated Garage, Triple Garage Detached
# of Garages	3

Interior

Interior Features	Breakfast Bar, Built-in Features, Central Vacuum, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub, Walk-In Closet(s), Wet Bar, Wired for Sound
Appliances	Central Air Conditioner, Dishwasher, Dryer, Freezer, Garage Control(s), Garburator, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Lighting, Private Entrance, Private Yard, Awning(s), Built-in Barbecue
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Rectangular Lot, Views
Roof	See Remarks
Construction	Composite Siding, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 16th, 2025
Days on Market	2
Zoning	R-CG

Listing Details

Listing Office	RE/MAX First
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