1025 32 Avenue NW

Calgary | Active | MLS® A2342463

$1,385,000









Bedrooms	Bathrooms	Year Built	Living area
5	**4**	**2025**	**2,321.1 sq. ft.**

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Listed by RE/MAX Complete Realty

A closer look

OPEN HOUSE on Saturday, November 14 between 2-4pm! Welcome to this brand new luxury infill in the highly desirable community of Cambrian Heights, offering over 3,250 sqft of living space including a fully finished 2 bedroom LEGAL basement suite. Situated on an OVERSIZED 33-foot-wide lot facing green space, this home stands apart from the typical narrow infills and offers a noticeably wider, more functional layout. The main floor showcases impressive 10-foot ceilings, wide-plank hardwood flooring throughout the main and upper levels, feature wall panelling, and a thoughtfully designed open-concept layout ideal for modern living. At the heart of the home is a stunning two-tone kitchen featuring a premium Bosch appliance package, extensive cabinetry, tons of storage space, and a dedicated coffee bar area. The spacious dining and living areas create an ideal setting for entertaining, while the main floor office with sleek glass wall detailing provides the perfect work-from-home space filled with natural light. Upstairs, the home continues to impress with spacious bedrooms, elegant finishes, and a functional family-friendly layout. The primary retreat offers a luxurious atmosphere with generous proportions and spa-inspired design elements, while the additional bedrooms provide flexibility for growing families or guests. The fully finished legal basement suite adds exceptional versatility and value, complete with luxury vinyl plank flooring, two additional bedrooms, a full kitchen, separate living space, and excellent income potential or multi-generational living options. Outside, the detached double garage is insulated and drywalled, and the oversized lot provides enhanced curb appeal and outdoor space rarely found with newer infill homes. Facing green space and ideally located close to schools, parks, Confederation Park, transit, downtown, and major amenities, this is a rare opportunity to own a brand new upscale home in one of Calgary's most established inner-city communities.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2342463
Bedrooms	5
Bathrooms	4
Year Built	2025
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes
Num Legal Suites:	1

Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	2,321.1 sq. ft.
Main Level Finished Area:	1,102.6 sq. ft.
Below Grade Finished Area:	1,016.3 sq. ft.
Acreage:	No
Lot Area:	3,433 sq. ft.
Lot Frontage:	33'
Front Exposure:	North
Levels:	Two
Total Rooms Above Grade:	8
Year built:	2025 (Age: 1)
Bedrooms:	5 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	2
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	2
Plan:	2510730
Heating:	High Efficiency, Forced Air
Basement:	Full, Finished, Separate/Exterior Entry, Walk Up
Foundation:	Poured Concrete
New Constr.:	Yes
Construction Material:	Cement Fiber Board, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Hardwood
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached, Insulated
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement, Laundry Room, Multiple Locations, Upper Level
City Quadrant:	Northwest
Community:	Cambrian Heights
Appliances:	Bar Fridge, Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Range Hood, Refrigerator
Inclusions:	Basement suite: refrigerator, stove, microwave hoodfan, dishwasher, washer/dryer
Restrictions:	None Known
Main Floor	Office · 8' × 7'7" ·
Main Floor	Living Room · 16'11" × 14'1" ·
Main Floor	Kitchen With Eating Area · 18'6" × 17'1" ·
Main Floor	Dining Room · 16'5" × 15'9" ·
Upper Level	Bedroom - Primary · 14'1" × 13'6" ·
Upper Level	Walk-In Closet · 11' × 5'7" ·
Upper Level	Bonus Room · 12'6" × 9' ·
Upper Level	Bedroom · 12'5" × 11'9" ·
Upper Level	Bedroom · 12'8" × 12'6" ·

Basement	Bedroom · 12'9" × 10'5" ·
Basement	Kitchen · 12'11" × 10' ·
Basement	Bedroom · 9'11" × 9'11" ·
Basement	Living/Dining Room Combination · 23'1" × 16'7" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s), Wired for Sound
Exterior Features:	Private Yard
Patio And Porch Features:	Other
Lot Features:	Back Lane
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-C2
Listed Date:	Sep 03, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1025-32-avenue-nw-calgary-a2342463/

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