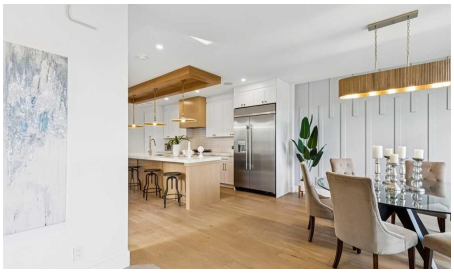
1527 29 Avenue SW

Calgary | Active | MLS® A2342933

$1,349,000









Bedrooms	Bathrooms	Year Built	Living area
6	**5**	**2026**	**2,624.68 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX Realty Professionals

A closer look

DOWNTOWN SKYLINE VIEWS | 1 BLOCK TO PARK WITH POOL, TENNIS, SKATE PARK & MORE | SOUTH-FACING BACKYARD
Brand-new 3-storey semi-detached home with over 3,700 sq ft of developed living space in one of Calgary's most sought-after inner-city communities, just minutes to downtown and steps to Marda Loop's cafés, restaurants, boutique shopping, schools, and everyday amenities.
MAIN FLOOR features bright open-concept design with oversized windows, built-in speakers, private office, and chef-inspired kitchen with upgraded appliance package including a 6-burner gas range, quartz countertops, full-height cabinetry, built-in bar area, and oversized island. A SOUTH-FACING WALL OF GLASS fills the living space with natural light and opens directly to the rear deck and sunny fully fenced backyard.
SECOND FLOOR includes a spacious primary retreat with walk-in closet and spa-inspired 5-piece ensuite, plus two additional bedrooms, full bathroom, and laundry.
THIRD FLOOR showcases impressive DOWNTOWN SKYLINE VIEWS from the private balcony and flexible living space, complete with a wet bar, beverage fridge, dishwasher, and full bathroom. Ideal for entertaining, a home office, bonus room, or additional primary retreat.
LEGAL BASEMENT SUITE with separate entrance, full kitchen, two bedrooms, full bathroom, and in-suite laundry provides excellent flexibility for rental income, guests, or multi-generational living.
LOCATION: Just one block from an outstanding park featuring an outdoor pool, skate park, tennis and pickleball courts, beach volleyball, playgrounds, and expansive green space. Walk to Marda Loop cafés, restaurants, boutique shopping, schools, and enjoy quick access to downtown. Luxury finishes, exceptional views, and an unbeatable location combine to create a truly exceptional inner-city home.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2342933
Bedrooms	6
Bathrooms	5
Year Built	2026
Property Type:	Residential
Property Sub Type:	Semi Detached (Half Duplex)
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes

Num Legal Suites:	1
Num Illegal Suites:	0
Home Style:	3 (or more) Storey, Attached-Side by Side
Total Living Area:	2,624.68 sq. ft.
Main Level Finished Area:	941.93 sq. ft.
Upper Level Finished Area:	1,682.75 sq. ft.
Below Grade Finished Area:	1,173.64 sq. ft.
Acreage:	No
Lot Area:	3,121 sq. ft.
Lot Frontage:	25'
Front Exposure:	North
Entry Level:	1
Levels:	Three Or More
End Unit:	1 Common Wall
Total Rooms Above Grade:	9
Year built:	2026 (Age: 0)
Bedrooms:	6 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	0
Bedrooms Below Grade:	2
Bathrooms:	5.0 (Full:4, Half:1)
Num Ensuite Baths:	2
Plan:	4479P
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete

New Constr.:	Yes
Construction Material:	Brick, Composite Siding, Wood Frame
Structure Type:	Duplex
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Hardwood, Tile, Vinyl Plank
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas, Living Room
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement, Multiple Locations, Upper Level
City Quadrant:	Southwest
Community:	South Calgary
Appliances:	Dryer, Electric Stove, Garage Control(s), Gas Stove, Microwave, Microwave Hood Fan, Range Hood, Refrigerator, Washer, Washer/Dryer Stacked
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Foyer · 8'4" × 6'10" ·
Main Floor	Kitchen · 19'11" × 15'1" ·
Main Floor	Dining Room · 13'1" × 13'1" ·
Main Floor	Living Room · 13'11" × 12'10" ·
Main Floor	Den · 5'10" × 5'3" ·

Main Floor	Mud Room · 6'6" × 5'6" ·
2nd Floor	Laundry · 8'7" × 5'11" ·
2nd Floor	Bedroom · 13'3" × 13'2" ·
2nd Floor	Bedroom · 12'10" × 11'8" ·
2nd Floor	Bedroom · 11'2" × 9'8" ·
3rd Floor	Balcony · 20'1" × 5'5" ·
3rd Floor	Bedroom - Primary · 19'11" × 13'10" ·
Basement	Kitchen · 12'8" × 8'2" ·
Basement	Family Room · 22'5" × 15'2" ·
Basement	Laundry · 6'10" × 5'1" ·
Basement	Bedroom · 12'9" × 10'11" ·
Basement	Bedroom · 13'8" × 10'9" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Pool, Schools Nearby, Shopping Nearby, Tennis Court(s), Walking/Bike Paths
Interior Features:	Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Separate Entrance, Soaking Tub, Storage, Walk-In Closet(s), Wet Bar
Exterior Features:	Private Yard
Patio And Porch Features:	Balcony(s), Deck
Lot Features:	Back Lane, Back Yard, Landscaped, Lawn, Level
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-CG
Listed Date:	Sep 09, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1527-29-avenue-sw-calgary-a2342933/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 10:05 AM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.