23 Fairview Drive SE

Calgary | Active | MLS® A2353300

$1,299,000









Bedrooms	Bathrooms	Year Built	Living area
5	**4**	**2026**	**2,133.96 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by BECK Real Estate Ltd.

A closer look

Experience contemporary luxury and lovely city views in this exceptional home to be built, where sophisticated design will meet effortless comfort. Set in a fantastic location, backing onto a park, the home will feature bright, open-concept living, premium finishes, a chef-inspired kitchen, spa-like bathrooms, and thoughtfully designed spaces throughout-offering refined modern living at its finest. 2nd home (A2353299) available in the adjoining lot that will be built or work with the builder to build on this lot or purchase the lot, permits and plans and take on the build project.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2353300
Bedrooms	5
Bathrooms	4
Year Built	2026
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	2,133.96 sq. ft.
Main Level Finished Area:	1,023.44 sq. ft.
Upper Level Finished Area:	1,110.52 sq. ft.
Below Grade Finished Area:	1,022.04 sq. ft.
Acreage:	No
Lot Area:	1,653 sq. ft.

Lot Frontage:	27'6"
Front Exposure:	Southeast
Levels:	Two
Total Rooms Above Grade:	7
Year built:	2026 (Age: 0)
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:	1
Plan:	2611758
Heating:	Fireplace(s), Forced Air
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	Yes
Construction Material:	Stone, Stucco, 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
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Sink, Upper Level
City Quadrant:	Southeast
Community:	Fairview (Calgary)
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Wine Refrigerator
Inclusions:	n/a
Restrictions:	None Known
Main Floor	Kitchen With Eating Area · 18'8" × 13'8" ·
Main Floor	Living Room · 16'3" × 15' ·
Main Floor	Office · 11'2" × 7'1" ·
Main Floor	Spice Kitchen · 14'4" × 6'3" ·
Upper Level	Bedroom · 13'11" × 10'11" ·
Upper Level	Bedroom - Primary · 16'11" × 10'1" ·
Upper Level	Bedroom · 13'11" × 10'10" ·
Upper Level	Walk-In Closet · 9'2" × 5'7" ·
Upper Level	Bonus Room · 14'5" × 12'10" ·
Upper Level	Laundry · 7'9" × 5'4" ·
Lower Level	Game Room · 26' × 17'2" ·
Lower Level	Bedroom · 11'3" × 9'6" ·
Lower Level	Bedroom · 17'2" × 10' ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home

Exterior Features:	None, Other
Patio And Porch Features:	Deck, Front Porch
Lot Features:	Back Yard, Front Yard, Level
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone S
Zoning:	RC-G
Listed Date:	Oct 23, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/23-fairview-drive-se-calgary-a2353300/

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

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Prepared November 25, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.