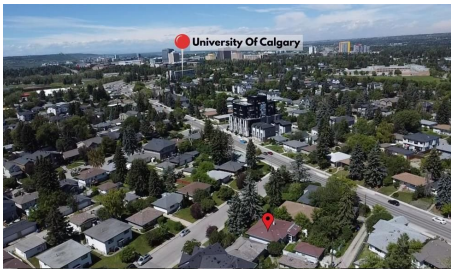
2420 21 Street NW

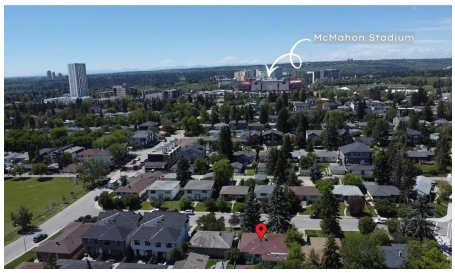
Calgary | Active | MLS® A2348483

$1,149,000









Bedrooms	Bathrooms	Year Built	Living area
5	**4**	**2026**	**1,933 sq. ft.**

Your next move starts with a conversation.

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Listed by Real Estate Professionals Inc. and Royal LePage METRO

A closer look

WELCOME TO THIS EXCEPTIONAL BRAND-NEW LUXURY HALF DUPLEX IN THE HEART OF BANFF TRAIL, THOUGHTFULLY CRAFTED BY GLINT HOMES. Offering Pre-construction oppurtunity of the perfect blend of sophisticated design, functional living, and income potential, this stunning home is truly the complete package. Upon entry, The main floor features a bright open-concept layout designed for modern living, you're welcomed by a spacious foyer with a convenient closet and ample room for coats and shoes. The elegant dining area sets the tone for the home and seamlessly connects to the gourmet kitchen, showcasing premium stainless steel appliances, a pot filler, abundant cabinetry, and designer finishes, complemented by a dedicated office/den -ideal for working from home or as a flexible multi-purpose space. At the rear of the home, the sun-filled living room offers a cozy gas fireplace and large patio doors that flood the space with natural light while providing access to the massive backyard. A functional mudroom with built-in cabinetry and a conveniently located powder room completes the main floor. Upstairs, you'll find 3 spacious bedrooms, 2 full bathrooms, and a dedicated laundry area for ultimate convenience. The luxurious primary retreat is designed to impress, featuring his-and-her closets and a spa-inspired 5-piece ensuite complete with heated floors, dual vanity, freestanding tub, private water closet, and rough-in for a steam shower. Two additional generously sized bedrooms are thoughtfully positioned at the rear of the home and share a beautifully finished common bathroom. The fully finished basement adds incredible value with a legal 2-bedroom basement suite, complete with a full bathroom, separate laundry, and private living space - perfect for rental income, multi-generational living, or guests. Additional highlights include a double detached garage and quality craftsmanship throughout. Located in one of Calgary's most desirable inner-city communities, this unbeatable Banff Trail location places you close to top-rated schools, parks, the University of Calgary, Alberta Children's Hospital, Foothills Medical Centre, golf courses, shopping, transit, and countless amenities. This is a rare opportunity to own a luxury home in an exceptional location.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2348483
Bedrooms	5
Bathrooms	4
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:	2 Storey, Attached-Side by Side
Total Living Area:	1,933 sq. ft.
Acreage:	No
Lot Area:	5,995 sq. ft.
Lot Frontage:	25'
Front Exposure:	Southwest
Entry Level:	1
Levels:	Two
End Unit:	1 Common Wall
Total Rooms Above Grade:	8
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:	9110GI
Heating:	Forced Air
Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete
New Constr.:	Yes
Construction Material:	Concrete, Stone, Stucco, Wood Frame
Structure Type:	Duplex

Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Ceramic Tile, Hardwood, Vinyl Plank
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:	In Basement, Upper Level
City Quadrant:	Northwest
Community:	Banff Trail
Appliances:	Bar Fridge, Dishwasher, Dryer, Microwave, Microwave Hood Fan, Refrigerator, Stove(s), Washer
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Living Room · 14'6" × 12'7" ·
Main Floor	Kitchen · 15'5" × 11' ·
Main Floor	Dining Room · 12'7" × 11' ·
Main Floor	Office · 7'6" × 6'1" ·
Main Floor	Mud Room · 6'4" × 5'6" ·
Main Floor	Foyer · 7'6" × 6'4" ·
Upper Level	Bedroom - Primary · 14' × 11'4" ·
Upper Level	Bedroom · 11' × 9'6" ·

Upper Level	Bedroom · 12'9" × 9'3" ·
Upper Level	Laundry · 7'8" × 5'7" ·
Basement	Bedroom · 12'6" × 10'5" ·
Basement	Walk-In Closet · 5'4" × 5' ·
Basement	Kitchen · 10'3" × 9'3" ·
Basement	Living Room · 12'6" × 10'9" ·
Basement	Furnace/Utility Room · 14'2" × 6'4" ·
Basement	Bedroom · 10' × 10' ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, See Remarks, Separate Entrance, Walk-In Closet(s)
Exterior Features:	Other
Patio And Porch Features:	Patio
Lot Features:	Back Lane, Back Yard, Landscaped, See Remarks
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-CG
Listed Date:	Oct 02, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/2420-21-street-nw-calgary-a2348483/

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Data was last updated November 23, 2026 at 02:05 PM (UTC)

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