4216 16 Street SW

Calgary | Active | MLS® A2344115

$1,475,000









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2026**	**2,078.1 sq. ft.**

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Listed by RE/MAX Complete Realty

A closer look

Welcome to this exceptional home in the heart of Altadore, one of Calgary's most sought-after inner-city communities, where modern design, high-end finishes, and an unbeatable location come together to create the ultimate urban lifestyle. Situated on an oversized, 124 ft deep lot, offering 2,900+ sq ft of total developed living space. Thoughtfully crafted with both everyday living and entertaining in mind, this residence offers a bright, open-concept main floor filled with natural light, complemented by a stunning kitchen featuring waterfall countertops, a premium JennAir appliance package, and a large central island. The inviting living room is anchored by a sleek linear gas fireplace and oversized sliding door overlooking the back yard. The stunning open-riser staircase with elegant wood treads and full glass railings, creates a bright, airy focal point that sets the tone for the entire home and serves as an architectural statement. Upstairs, the home continues to impress with soaring 10 ft ceilings that elevate the sense of space and light throughout the upper level. The primary retreat is a true standout, featuring a beautifully designed walk-in closet and a spa-inspired ensuite, featuring a tiled steam shower, offers both comfort and modern elegance. The thoughtfully designed upper floor also includes a versatile bonus room area-ideal for a cozy lounge, study, or additional family space-along with well-appointed secondary bedrooms with walk-in closets. The fully developed basement offers a built-in TV media center that creates the perfect setting for movie nights or relaxing evenings. A wet bar adds an elevated touch for entertaining, in-floor heating throughout the basement provides a warm ambiance year-round, while the smartly thought-out layout includes a spacious bedroom ideal for guests. In addition, there is a flexible room that can easily function as a home gym, kids' playroom, or private office. Outside, enjoy a private outdoor setting with a large deck and a good sized yard along with an insulated and drywalled double garage. Situated in one of Calgary's most desirable inner-city neighbourhoods, this home is just minutes from Marda Loop's vibrant shops, cafés, and restaurants, while also offering quick access to River Park, Sandy Beach, and downtown.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2344115
Bedrooms	4
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:	2,078.1 sq. ft.
Main Level Finished Area:	946.4 sq. ft.
Below Grade Finished Area:	843.9 sq. ft.
Acreage:	No
Lot Area:	3,105 sq. ft.
Lot Frontage:	25'
Front Exposure:	West
Levels:	Two
Total Rooms Above Grade:	7
Year built:	2026 (Age: 0)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	1835AH
Heating:	High Efficiency, Forced Air
Basement:	Full, Finished, Other
Foundation:	Poured Concrete
New Constr.:	Yes
Construction Material:	Brick, Stucco
Structure Type:	House

Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Hardwood
Cooling:	Other
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	220 Volt Wiring, Alley Access, Double Garage Detached, Insulated
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Laundry Room, Upper Level
City Quadrant:	Southwest
Community:	Altadore
Appliances:	Bar Fridge, Built-In Refrigerator, Dishwasher, Gas Stove, Microwave, Range Hood, Washer/Dryer
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Flex Space · 15'10" × 13'5" ·
Main Floor	Kitchen With Eating Area · 15'10" × 8'7" ·
Main Floor	Dining Room · 10'7" × 9'3" ·
Main Floor	Living Room · 15'11" × 13'6" ·
Upper Level	Bedroom - Primary · 16' × 13'6" ·
Upper Level	Bedroom · 11'11" × 9'9" ·
Upper Level	Bedroom · 11'11" × 9'9" ·
Upper Level	Loft · 8'2" × 8'1" ·

Basement	Bedroom · 14'8" × 11'3" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby
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, Storage, Walk-In Closet(s)
Exterior Features:	BBQ gas line, Private Yard
Patio And Porch Features:	Deck, Front Porch
Lot Features:	Back Lane, Paved, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-C2
Listed Date:	Sep 09, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/4216-16-street-sw-calgary-a2344115/

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