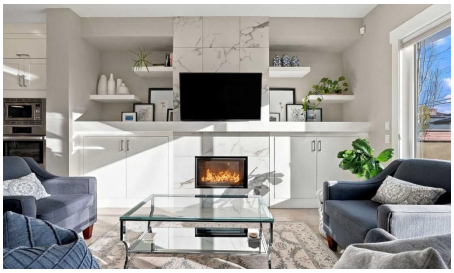
427 30 Avenue NW

Calgary | Active | MLS® A2356812

$930,000









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2017**	**1,981.56 sq. ft.**

Your next move starts with a conversation.

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Listed by Real Broker

A closer look

This 1,982 sq ft Mount Pleasant semi-detached home delivers pristine, like-new quality without the developer markup. Situated on a quiet street just steps from Confederation Park, it offers an exceptional inner-city layout loaded with high-ticket upgrades already included.

The main floor features engineered hardwood, 10-foot ceilings, and 8-foot interior doors. The open-concept kitchen is equipped with an oversized quartz island, a dedicated walk-in pantry, and a premium Bosch appliance package, flowing seamlessly into a bright south-facing living area anchored by a gas fireplace.

Upstairs, the primary suite includes a spa-style 5-piece ensuite with a multihead shower with steam unit, freestanding soaker tub, and custom bench, accompanied by two additional bedrooms, a full bath, and upper-level laundry.

The fully finished basement expands your living space with a large rec room, custom wine room/closet, built-in wet bar, fourth bedroom, and a 4-piece bathroom. Central A/C and a water softener are already installed-included conveniences making this turn-key.

Outdoors, the property features a custom flagstone planter at the front, low-maintenance landscaping with exposed aggregate walkways, a spacious south-facing rear patio, and a detached double garage.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2356812
Bedrooms	4
Bathrooms	4
Year Built	2017
Property Type:	Residential
Property Sub Type:	Semi Detached (Half Duplex)
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey, Attached-Side by Side

Total Living Area:	1,981.56 sq. ft.
Main Level Finished Area:	914.3 sq. ft.
Upper Level Finished Area:	1,067.27 sq. ft.
Below Grade Finished Area:	866.8 sq. ft.
Lot Area:	3,003 sq. ft.
Lot Frontage:	25'
Front Exposure:	North
Entry Level:	1
Levels:	Two
End Unit:	1 Common Wall
Total Rooms Above Grade:	6
Year built:	2017 (Age: 9)
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:	2617AG
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Stucco, Wood Frame
Structure Type:	Duplex
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Laundry Room, Upper Level
City Quadrant:	Northwest
Community:	Mount Pleasant (Calgary)
Appliances:	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Gas Cooktop, Microwave, Range Hood, Refrigerator, Stove(s), Washer, Water Softener
Inclusions:	Garage Control(s)
Restrictions:	Airspace Restriction
Main Floor	Living Room · 16' × 14' ·
Main Floor	Kitchen · 15'10" × 14'7" ·
Main Floor	Dining Room · 14'2" × 10'9" ·
Upper Level	Bedroom - Primary · 14' × 13'6" ·
Upper Level	Walk-In Closet · 13'5" × 7'5" ·
Upper Level	Bedroom · 14'1" × 10'3" ·
Upper Level	Bedroom · 12' × 11'4" ·
Upper Level	Laundry · 6' × 5'5" ·
Basement	Game Room · 19'4" × 19'1" ·

Basement	Bedroom · 13'10" × 10'11" ·
Basement	Furnace/Utility Room · 9'1" × 5' ·
Title to Land:	Fee Simple
Community Features:	Golf, Park, Playground, Schools Nearby, Shopping Nearby, Tennis Court(s), Walking/Bike Paths
Interior Features:	Built-in Features, High Ceilings, Kitchen Island, Pantry, Quartz Counters, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Exterior Features:	Private Entrance, Private Yard
Patio And Porch Features:	Patio
Lot Features:	Back Lane, Low Maintenance Landscape, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-C2
Listed Date:	Nov 10, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/427-30-avenue-nw-calgary-a2356812/

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