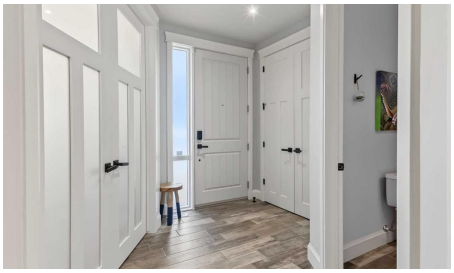
535 21 Avenue NW

Calgary | Active | MLS® A2353321

$925,000









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2012**	**1,843.29 sq. ft.**

Your next move starts with a conversation.

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Listed by REMAX Innovations

A closer look

Located in Mount Pleasant, one of Northwest Calgary’s most sought-after communities, this thoughtfully designed semi-detached home features four bedrooms and three-and-a-half bathrooms. Just steps from the outdoor pool, Sportsplex, and community hall, it offers discerning buyers exceptional craftsmanship and distinctive style. Originally designed and built by an award-winning builder as their own residence, the home combines architectural elegance with versatile spaces for everyday living and entertaining. The well-planned main floor includes a flex room or den and a gourmet kitchen with granite countertops, floor-to-ceiling cabinetry, a pantry, stainless steel appliances, and a central island with an eating bar. A spacious living room with a stone-accented gas fireplace flows into the dining area and out to a large south-facing deck, creating an effortless setting for gatherings. The upper level has an abundance of natural light with a skylight and large windows. The large primary bedroom overlooks the south backyard and has a luxurious five-piece ensuite bath featuring a gorgeous steam shower, granite counter-tops with exquisite coordinating tile walls, soaker tub, double vanity, make-up desk, and spacious walk-in closet with an array of built-ins. There are two additional bedrooms, a laundry room, and a full bathroom on the upper level. In the lower level there is 4th bedroom and full bathroom, perfect for guests. A wet bar compliments the family room that has a built-in projector and screen for fun movie nights. There is ample room for a ping pong table and work out equipment. A double garage ensures convenient parking and security. The beautifully landscaped, treed backyard with a large deck is the perfect escape. There is even room for a firepit. Central air conditioning ensures year-round comfort. Attention to detail shows in the many upgrades including wood grain tile flooring, built in speakers, aggregate concrete window wells, glass railing on the deck, aggregate sidewalks and steps, built-in bench in den, numerous pot lights and more. For your peace of mind, the furnace was replaced March 2025 and the hot water tank in November 2023. This residence embodies a harmonious blend of luxury, functionality, and community appeal. Every now and then you find a unique gem like this home. Don’t be disappointed! Book your private viewing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2353321
Bedrooms	4
Bathrooms	4
Year Built	2012
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:	1,843.29 sq. ft.
Main Level Finished Area:	887.99 sq. ft.
Upper Level Finished Area:	955.3 sq. ft.
Below Grade Finished Area:	833.07 sq. ft.
Lot Area:	3,003 sq. ft.
Lot Frontage:	24'11"
Front Exposure:	North
Entry Level:	1
Levels:	Two
End Unit:	1 Common Wall
Total Rooms Above Grade:	8
Year built:	2012 (Age: 14)
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:	2934O
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Other
Foundation:	Poured Concrete

Builder:	Van Manna Homes
New Constr.:	No
Construction Material:	Stone, Stucco, Wood Frame
Structure Type:	Duplex
Roof:	Asphalt
Ensuite:	Yes
Flooring:	Carpet, Tile
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas, Living Room, Stone
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:	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	Negotiable: Some furnishings, projector and screen
Restrictions:	Call Lister
Main Floor	Dining Room · 10'10" × 8'7" ·
Main Floor	Living Room · 20' × 12' ·
Main Floor	Foyer · 15'3" × 9'2" ·
Main Floor	Den · 12' × 11'7" ·

Main Floor	Kitchen · 12'5" × 11'6" ·
Main Floor	Storage · 3' × 2'8" ·
2nd Floor	Bedroom · 10'9" × 9'6" ·
2nd Floor	Bedroom · 12' × 11'7" ·
2nd Floor	Laundry · 6'6" × 4'11" ·
2nd Floor	Bedroom - Primary · 22'4" × 13'3" ·
2nd Floor	Walk-In Closet · 7'3" × 6'5" ·
Lower Level	Other · 5'4" × 2'2" ·
Lower Level	Bedroom · 13'2" × 11' ·
Lower Level	Storage · 5'5" × 2'9" ·
Lower Level	Furnace/Utility Room · 10'11" × 8' ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Bar, Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, French Door, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Pantry, Recessed Lighting, Skylight(s), Soaking Tub, Vinyl Windows, Walk-In Closet(s), Wet Bar, Wired for Sound
Exterior Features:	Private Yard
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Back Yard, Landscaped, Rectangular Lot, Treed
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-C2
Listed Date:	Oct 21, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/535-21-avenue-nw-calgary-a2353321/

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

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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.