

\$3,299,000 - 4216 5a Street Sw, Calgary

MLS® #A2194950

\$3,299,000

4 Bedroom, 5.00 Bathroom, 3,502 sqft

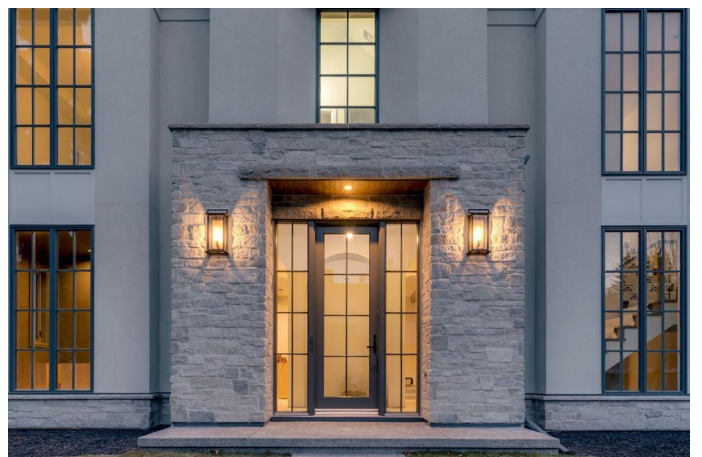
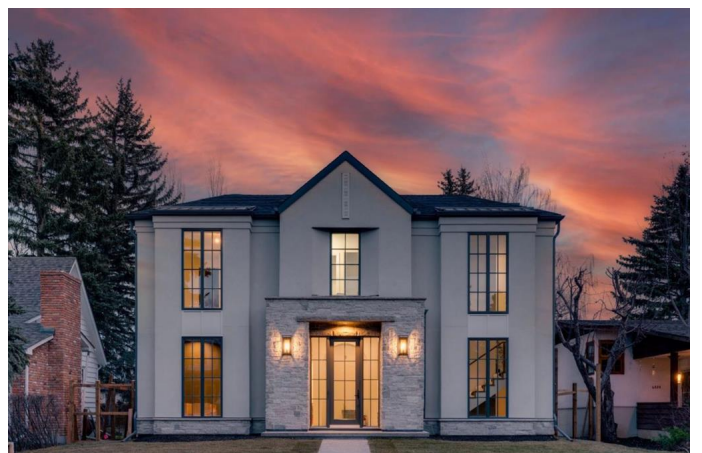
Residential on 0.14 Acres

Elboya, Calgary, Alberta

CONSTRUCTION NOW COMPLETE!

LOCATION, LOCATION, LOCATION!

Experience timeless elegance and modern comfort in this new custom built home in Elboya , situated on a quiet street just steps away from Riverdale Avenue, the river pathway system and Stanley park. One of only a few streets in lower Elboya with ELBOW PARK SCHOOL & RIDEAU PARK SCHOOL DESIGNATION! This grand home boasts classic architecture with a modern twist and is finished with acrylic stucco, natural limestone and aluminum clad windows. Inside this charming home you will find a chef's dream kitchen complete with rift cut white oak cabinetry, quartzite island and a Wolf / Sub Zero appliance package. The plaster fireplace, complete with concrete surround, provides a natural organic ambiance to your great room. The cozy 4 seasons room is the perfect place to catch a football game with friends, enjoy a glass of wine or curl up with a good book. The TAG custom arched aluminum doors let in an abundance of natural light and coupled with the heated floors and limestone clad fireplace create a relaxing oasis. No need to pay for a gym membership when you have your own oversized 25' x 16' home gym giving you ample space for any fitness endeavour or use it as a large playroom for the kids. The lower level of this home is designed to impress with: radiant floor heating, a family room, large games area, wet bar, guest bedroom and bathroom complete with steam



shower. Parking won't be an issue with a triple detached garage, with paved alley, and the quiet location allows for ample street parking as well. This lovely home includes a color washed den, 4 large bedrooms, 4.5 baths and much more!

Built in 2024

Essential Information

MLS® #	A2194950
Price	\$3,299,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,502
Acres	0.14
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	4216 5a Street Sw
Subdivision	Elboya
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 2G7

Amenities

Parking Spaces	5
Parking	Triple Garage Detached
# of Garages	3

Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, High
-------------------	--

Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Smart Home, Soaking Tub, Sump Pump(s), Tankless Hot Water, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Wired for Sound, Steam Room, Wired for Data

Appliances	Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Gas Range, Washer/Dryer, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 15th, 2025
Days on Market	45
Zoning	R-CG

Listing Details

Listing Office	Charles
----------------	---------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.