

\$989,900 - 1433 18 Avenue Nw, Calgary

MLS® #A2242628

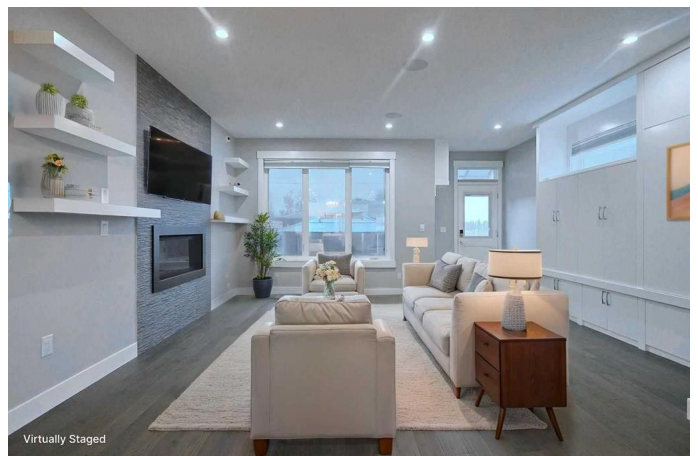
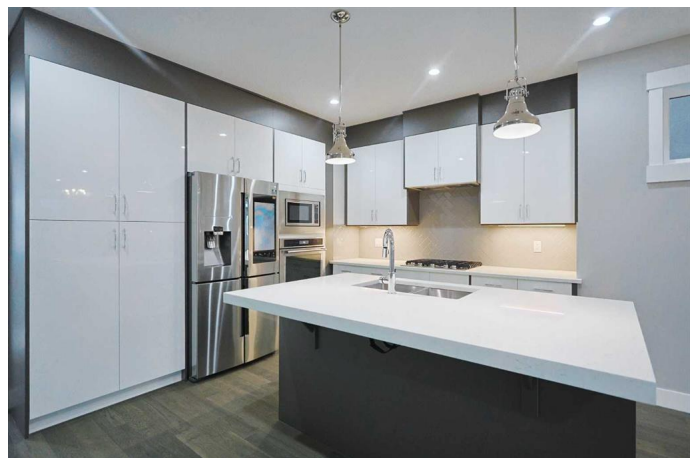
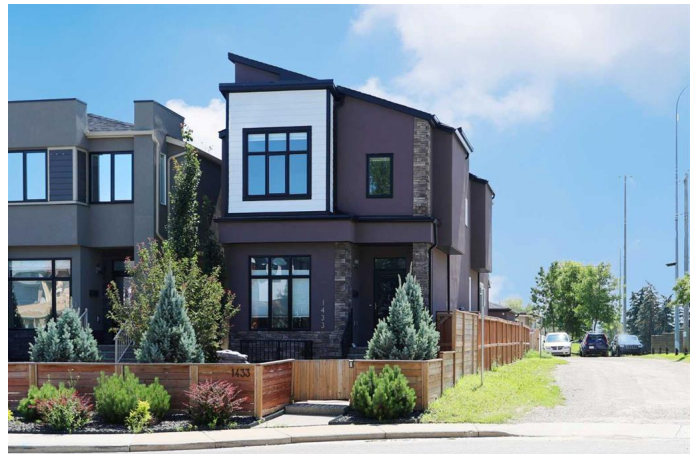
\$989,900

6 Bedroom, 4.00 Bathroom, 2,041 sqft

Residential on 0.07 Acres

Capitol Hill, Calgary, Alberta

****OPEN HOUSE: Sun Nov 9, 1pm to 3pm**** A must-to-see is this beautifully appointed infill in the popular inner city community of Capitol Hill, nestled in this secluded cul-de-sac just minutes to the TransCanada Highway, SAIT & North Hill Centre. With 3 levels of sleek air-conditioned living, this fully finished two storey enjoys upgraded engineered hardwood floors & quartz counters, 6 bedrooms & 4 full baths, 9ft ceilings throughout & low-maintenance South backyard with aggregate patio & detached 2 car garage. Available for quick possession, with a fantastic open concept main floor featuring the South-facing living room with fireplace & built-ins, spacious dining room area & stylish designer kitchen with 2-toned cabinetry, soft-close drawers & cabinets, quartz counters & KitchenAid/Samsung stainless steel appliances including gas cooktop & built-in oven. Upstairs on the 2nd level there are 3 bedrooms & 2 full baths; the primary bedroom has a walk-in closet with built-ins & the jetted tub ensuite has quartz-topped double vanities & oversized glass shower. There are vaulted ceilings in the 2nd & 3rd bedrooms, & they share the family bath which also has quartz counters & tile floors. Between the bedrooms is a great-sized loft area & laundry with quartz counters, cabinets & Whirlpool washer & dryer. The lower level â€” with a separate side entrance, is fully finished with 2 bedrooms & another full bath, rec room with built-ins & laundry/utility room with Whirlpool washer &



dryer. On the main floor there is another bedroom with its own ensuite with showerâ€¦which would also make a great home office. Additional features include built-in ceiling speakers, closet organizers & gas BBQ line & pergola in the South backyard. Only minutes from your front door is Confederation Park & golf course, area schools & bus stops, & with its easy access to 14th Street & TransCanada Highway, you are within quick reach of the LRT, hospitals, McMahon Stadium & University of Calgary, major retail centers & downtown.

Built in 2018

Essential Information

MLS® #	A2242628
Price	\$989,900
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,041
Acres	0.07
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1433 18 Avenue Nw
Subdivision	Capitol Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 0W7

Amenities

Parking Spaces	2
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Parking	Alley Access, Double Garage Detached, Garage Faces Rear
# of Garages	2

Interior

Interior Features	High Ceilings, Kitchen Island, Vaulted Ceiling(s), Built-in Features, Closet Organizers, Double Vanity, Jetted Tub, Open Floorplan, Quartz Counters, Storage, Sump Pump(s), Wet Bar, Walk-In Closet(s)
Appliances	Dishwasher, Refrigerator, Central Air Conditioner, Built-In Oven, Dryer, Gas Cooktop, Microwave, Range Hood, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard, Awning(s), BBQ gas line
Lot Description	Back Yard, Landscaped, Back Lane, Cul-De-Sac, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 26th, 2025
Days on Market	102
Zoning	R-CG

Listing Details

Listing Office	Royal LePage Benchmark
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