

# \$1,125,000 - 3124 4a Street Nw, Calgary

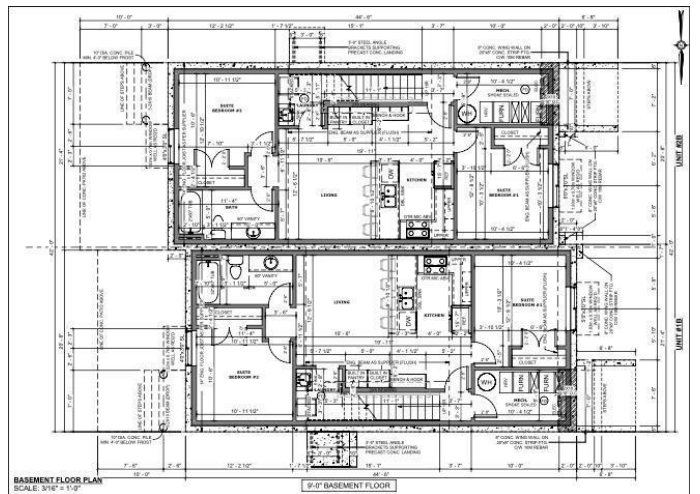
MLS® #A2213047

**\$1,125,000**

5 Bedroom, 4.00 Bathroom, 1,940 sqft  
Residential on 0.07 Acres

Mount Pleasant, Calgary, Alberta

Nestled on a beautiful tree-lined street in Mount Pleasant, this stunning luxury infill is designed with both growing families and professionals in mind. From the moment you step inside, youâ€™re greeted by a spacious foyer with custom built-ins, setting the tone for a home that balances elegance and functionality. The main floor features soaring 10-ft ceilings and an open concept layout, with a bright dining area that seamlessly flows into a chef-inspired kitchen complete with a 14-ft island, built-in appliances, coffee bar, and a convenient pocket office. The cozy living room centers around a gas fireplace, while a mudroom and powder room add practicality to the rear of the home. Upstairs, the vaulted primary retreat includes a walk-in closet and a spa-like 5-piece ensuite with in-floor heating, steam shower, freestanding tub, and dual vanities. The basement offers a 2-bedroom legal suite (subject to City of Calgary approval), perfect for extended family or rental income. A fully fenced and landscaped backyard, plus a double detached garage, complete this incredible property. This exceptional home offers the perfect blend of urban convenience and natural beauty. Just minutes from Confederation Park, you'll enjoy easy access to walking paths, playgrounds, and expansive green spaceâ€”an ideal retreat without leaving the neighbourhood. Commuting is effortless with quick connections to 16th Avenue, 4th Street, downtown, and Kensington. Families will appreciate the close



proximity to highly regarded schools, while nearby coffee shops, local eateries, and weekend markets enhance the vibrant, community-focused lifestyle that defines this sought-after inner-city neighbourhood.

Built in 2025

### Essential Information

MLS® #	A2213047
Price	\$1,125,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,940
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	3124 4a Street Nw
Subdivision	Mount Pleasant
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 3B4

### Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting,
-------------------	---

See Remarks, Separate Entrance, Tray Ceiling(s), Vaulted Ceiling(s), Walk-In Closet(s)

Appliances Bar Fridge, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Oven-Built-In

Heating Forced Air

Cooling Rough-In

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Exterior Entry, Finished, Full, Suite

### **Exterior**

Exterior Features BBQ gas line, Other, Private Yard

Lot Description Back Lane, Back Yard, Landscaped, See Remarks, Street Lighting

Roof Asphalt Shingle

Construction Concrete, Stucco, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed April 18th, 2025

Days on Market 5

Zoning R-CG

### **Listing Details**

Listing Office Royal LePage METRO

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.