

# \$1,299,000 - 1410 11 Avenue Se, Calgary

MLS® #A2202351

**\$1,299,000**

4 Bedroom, 4.00 Bathroom, 1,931 sqft

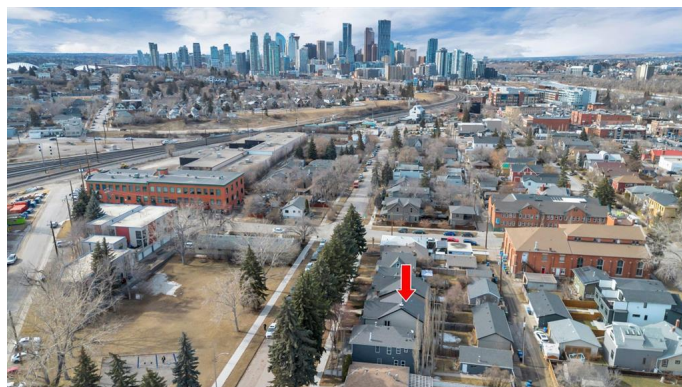
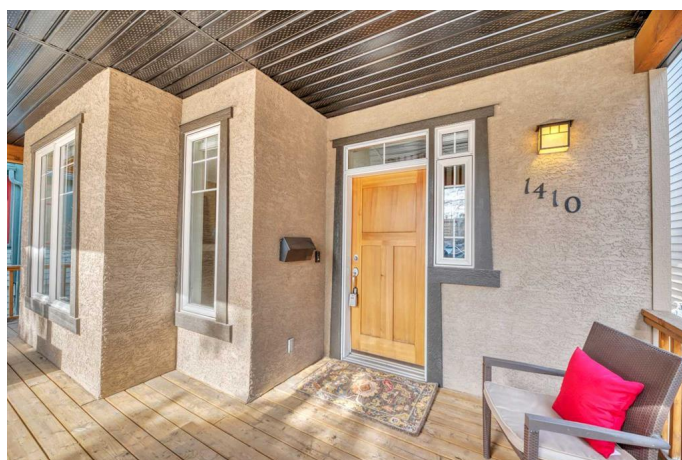
Residential on 0.09 Acres

Inglewood, Calgary, Alberta

Welcome to this stunning custom-built 4 bedroom home hitting the market for the first time. Nestled on a quiet, tree-lined street with cul-de-sacs at both ends and a fabulous tot lot and dog park just across the street, this home offers the perfect blend of privacy, convenience, and urban lifestyle.

Situated on a wider-than-average infill lot (33' vs. 25'), the property boasts a spacious yard, a detached two-car garage with built-in shelving and extra roof storage, plus additional space for a third vehicle or expanded outdoor living. Step inside to a thoughtfully designed mid-century modern meets mountain-style interior, meticulously maintained by its original owners. The main floor is ideal for entertaining, with a cozy dining room featuring built-in speakers, updated appliances, and timeless Moen & Delta fixtures.

Upstairs, you'll find three spacious bedrooms, each designed with incredible built-in storage, ensuring a clutter-free space without the need for extra furniture. The fully finished lower level offers a versatile fourth bedroom, perfect for guests or a home office. Additional highlights include: high-efficiency furnace (2019), air conditioning (2020), and updated hot water tank, Hardwired security system + Ring doorbell cameras (front & back). Walking distance to schools, the community center, and some of Calgary's top amenities. Living in Inglewood means being steps away from trendy caf  s, local shops, top-rated restaurants, and scenic river



pathwaysâ€”the best of inner-city living while enjoying a peaceful residential setting.

Donâ€™t miss this rare opportunity to own a truly special home in one of Calgaryâ€™s most desirable neighborhoods. Contact your favorite realtor today for a private viewing!

Built in 2005

**Essential Information**

MLS® #	A2202351
Price	\$1,299,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,931
Acres	0.09
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	1410 11 Avenue Se
Subdivision	Inglewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 0Z8

**Amenities**

Parking Spaces	3
Parking	Alley Access, Double Garage Detached
# of Garages	2

**Interior**

Interior Features	Breakfast Bar, Built-in Features, Pantry, See Remarks, Walk-In Closet(s), Wired for Sound
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

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

## Listing Details

Listing Office	RE/MAX Realty Professionals
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.