\$899,900 - 823 104 Avenue Sw, Calgary

MLS® #A2229704

\$899,900

4 Bedroom, 3.00 Bathroom, 1,344 sqft Residential on 0.13 Acres

Southwood, Calgary, Alberta

** Open House Sunday June 15 11am- 2pm** Welcome to this stunning, fully renovated/reimagined bungalow in the heart of Southwood, offering over 2,200 sq ft of beautifully developed living space and thoughtful upgrades throughout. This home effortlessly blends function, comfort, and style in one of Calgary's most established neighbourhoods. Step into the vaulted ceiling open-concept main floor, where a spacious living room flows seamlessly into a designer kitchen featuring a large central island with extra storage, custom cabinetry, and premium finishes. The added mudroom off the rear garage entry is a standout featureâ€"rare for the areaâ€"offering exceptional space for storage, organization, and everyday convenience. Upstairs, you'II find 2 spacious bedrooms, including a luxurious primary suite complete with a custom walk-in closet and a spa-inspired ensuite featuring a double vanity, a custom tiled shower, and a bespoke tile base. A convenient main floor laundry room enhances everyday living. The fully developed basement includes 2 more bedrooms, a large den perfect for a home office or gym, and a generous rec roomâ€"ideal for family movie nights or entertaining guests. Out back, enjoy your private, south-facing yard with a concrete patio green space and even an apple treeâ€"perfect for summer evenings. The home backs directly onto a school, creating a peaceful setting with no neighbours behind. A double detached







garage off the alley completes the package. Located within walking distance to the Southland LRT, shopping, parks, and schools, this home offers square footage and thoughtful upgrades rarely found in Southwood.

Built in 1963

Essential Information

MLS® #	A2229704
Price	\$899,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,344
Acres	0.13
Year Built	1963
Туре	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	823 104 Avenue Sw
Subdivision	Southwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 0A4

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Bear	med Ceili	ings, Built-in F	eature	es, Doubl	e Vanity, Kito	hen Isla	nd, No
	Anim	nal Home	, No Smoking	Home,	Open Flo	oorplan, Walk	In Close	t(s)
Appliances	Bar	Fridge,	Dishwasher,	Gas	Range,	Microwave,	Range	Hood,

	Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Dining Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full
Exterior	
Exterior Features	Garden, Private Entrance, Private Yard
Exterior Features Lot Description	Garden, Private Entrance, Private Yard Back Lane, Back Yard, Backs on to Park/Green Space, Front Yard, Garden, Lawn, No Neighbours Behind, Rectangular Lot
	Back Lane, Back Yard, Backs on to Park/Green Space, Front Yard,
Lot Description	Back Lane, Back Yard, Backs on to Park/Green Space, Front Yard, Garden, Lawn, No Neighbours Behind, Rectangular Lot

Additional Information

Date Listed	June 10th, 2025
Days on Market	11
Zoning	R-CG

Listing Details

Listing Office Century 21 Bravo Realty

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