# \$1,179,900 - 74 Bluerock Avenue Sw, Calgary

MLS® #A2237730

## \$1,179,900

3 Bedroom, 3.00 Bathroom, 2,700 sqft Residential on 0.11 Acres

Alpine Park, Calgary, Alberta

The Summit at 2,707 sqft is a brand-new home, featuring a stunning 42' wide design, with a triple tandem car garage. The exterior features urban mountain architecture with Hardie board siding & stone. The interior palette showcases high quality finishings, including 10' main floor ceilings, engineered oak hardwood flooring and quartz countertops throughout. The kitchen features two-tone HDF cabinetry with soft close doors and drawers, Frigidaire Professional serries appliances including gas range, granite sink, and champagne bronze hardware. Located off the kitchen is a large 18' x 11' deck. The main floor executive office features 12' ceilings with large street facing windows. The upper-floor features 2 large secondary bedrooms, large 4pc jack and jill bathroom and an upper floor laundry connecting to the primary bedroom oversized walk-in closet. The spacious primary includes a 5-pc ensuite with oversized shower and free-standing tub. The front yard is fully landscaped. Photos are representative.





Built in 2025

#### **Essential Information**

MLS® # A2237730 Price \$1,179,900

Bedrooms 3
Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 2,700 Acres 0.11 Year Built 2025

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

## **Community Information**

Address 74 Bluerock Avenue Sw

Subdivision Alpine Park

City Calgary
County Calgary
Province Alberta
Postal Code T2Y 0R4

#### **Amenities**

Amenities None

Parking Spaces 3

Parking Tandem, Triple Garage Attached

# of Garages 3

#### Interior

Interior Features Closet Organizers, High Ceilings, Kitchen Island, Recessed Lighting,

Soaking Tub, Walk-In Closet(s)

Appliances Dishwasher, Garage Control(s), Gas Range, Humidifier, Microwave,

Range Hood, Refrigerator

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Electric

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features None

Lot Description Back Yard, Corner Lot, Lands

Roof Asphalt Shingle

Construction Cement Fiber Board, Comp

Wood Siding

Foundation Poured Concrete

## **Additional Information**

Date Listed July 9th, 2025

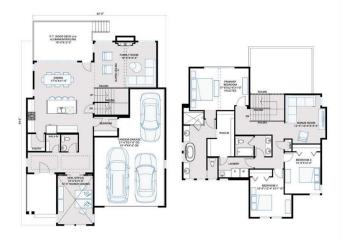
Days on Market 101
Zoning R-G
HOA Fees 330

HOA Fees Freq. ANN

# **Listing Details**

Listing Office Bode Platform Inc.

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**UPPER FLOOR** 

MAIN FLOOR