

\$1,159,000 - 27 Bluerock Avenue Sw, Calgary

MLS® #A2237781

\$1,159,000

3 Bedroom, 3.00 Bathroom, 2,357 sqft
Residential on 0.10 Acres

Alpine Park, Calgary, Alberta

Welcome to 27 Bluerock Avenue SW, a thoughtfully designed and meticulously cared-for home located in the vibrant community of Alpine Park. Offering over 2,300 square feet of beautifully developed living space, this modern two-story residence combines comfort, style, and everyday functionalityâ€”perfect for families or anyone seeking a well-rounded lifestyle.

Step inside to a warm and inviting foyer that leads to an expansive main floor filled with natural light. Rich hardwood flooring adds elegance, while the open-concept layout creates a sense of flow and connection. At the front of the home, a dedicated office space offers the ideal spot for remote work or creative projects. The living area is bright and welcoming, anchored by a large picture window and seamlessly connecting to the dining spaceâ€”perfect for hosting friends or enjoying weeknight dinners.

At the heart of the home, the kitchen offers both beauty and practicality. Featuring sleek cabinetry, quartz countertops, a waterfall-edge island, and a full stainless steel appliance package, this space is designed to inspire. A window above the sink frames views of the backyard, and just steps away, the dining area opens onto a large deckâ€”complete with a BBQ gas lineâ€”making indoor-outdoor living a breeze.



Upstairs, a spacious family room offers the perfect setting for relaxing evenings, movie marathons, or quiet time with a good book. Three generously sized bedrooms include a stunning primary suite, complete with a walk-in closet fitted with custom shelving and a spa-like 5-piece ensuite. Enjoy a stand-alone tub, glass and tile shower, and dual vanities—creating a peaceful retreat. Two additional bedrooms, a full 5-piece bath, and waterproof carpeting throughout this level ensure both comfort and practicality.

The lower level is ready for your personal touch. Whether you imagine a home gym, kids' playroom, or media center, the space offers endless flexibility to match your lifestyle.

Outside, the private backyard is perfect for relaxing or entertaining, and the double attached garage is equipped with electric vehicle plug-ins for added convenience.

Alpine Park is one of Calgary's most exciting emerging communities, offering easy access to Stoney Trail and close proximity to parks, schools, shops, dining, and scenic walking paths.

Come and experience everything this exceptional home has to offer. Schedule your private viewing today!

Built in 2023

Essential Information

| | |
|------------|-------------|
| MLS® # | A2237781 |
| Price | \$1,159,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |

| | |
|----------------|-------------|
| Square Footage | 2,357 |
| Acres | 0.10 |
| Year Built | 2023 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 27 Bluerock Avenue Sw |
| Subdivision | Alpine Park |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Y 0R6 |

Amenities

| | |
|----------------|---|
| Amenities | None |
| Parking Spaces | 2 |
| Parking | Double Garage Attached, 220 Volt Wiring |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s) |
| Appliances | Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Gas Cooktop, Water Softener |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--------------|
| Exterior Features | BBQ gas line |
|-------------------|--------------|

| | |
|-----------------|----------------------------------|
| Lot Description | Back Lane, Back Yard, Landscaped |
| Roof | Asphalt Shingle |
| Construction | Stucco |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | July 10th, 2025 |
| Days on Market | 4 |
| Zoning | R-G |
| HOA Fees | 330 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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