

# \$599,900 - 1027 18 Street Ne, Calgary

MLS® #A2235033

**\$599,900**

4 Bedroom, 2.00 Bathroom, 1,077 sqft

Residential on 0.14 Acres

Mayland Heights, Calgary, Alberta

**\*OPEN HOUSE 12-5 PM SUNDAY JUNE 29\***

Stunning Bungalow | West Backyard | Double Oversized Garage | Desirable community of Mayland Heights | R-CG 6000 SF Lot | Finished Basement W/ Side Entrance | Tastefully Renovated |

Welcome to your future home in the heart of Mayland Heights—an established and vibrant inner-city community just minutes from Downtown Calgary. This beautiful bungalow offers a rare blend of comfort, functionality, and future potential, sitting proudly on a 50x120 R-CG zoned lot—perfect for those considering future multi-family development (with city approval).

As you arrive, you'll immediately notice the curb appeal, thanks to recent upgrades including a newer roof and fencing. The main floor greets you by a freshly updated interior, where new flooring, baseboards, paint, hardware, and stylish light fixtures create a clean, modern aesthetic throughout. The bright and spacious living room invites you to relax and unwind, bathed in natural light from large front windows. Sleek black built-in organizers add a contemporary flair while keeping the space functional. The adjacent kitchen offers plenty of cabinetry to store all your culinary essentials—perfect for hosting family dinners or trying out new recipes.

On the main floor, you'll find three comfortable bedrooms, including a generously



sized primary suite that offers both privacy and tranquility. A modernized 4-piece bathroom completes the main level, offering everyday convenience for the whole family.

Downstairs, the finished basement provides even more room to live and grow. The expansive recreation room is ideal for movie nights, a home gym, or play space.

There's also a fourth bedroom, a 3-piece bathroom, a dedicated laundry room, a kitchenette, and ample storage space to keep your home clutter-free. The utility room includes a recently updated electrical panel and high efficiency furnace.

The west-facing backyard is a sunny oasis perfect for summer barbecues, gardening, or simply relaxing after a long day.

And with an oversized double garage, you'll have plenty of room for vehicles, storage, or even a workshop. Living in Mayland Heights means you're close to everything schools, parks, playgrounds, transit routes, and more. Commuting is a breeze with quick access to 16th Avenue and Deerfoot Trail, and you'll love being just far enough from the downtown core to enjoy peace and quiet, while still having quick access to all the action. Whether you're a growing family, an investor, or someone simply looking for a beautifully updated home in a prime location this property checks all the boxes. Come see for yourself what life could look like in Mayland Heights. Welcome home.

Built in 1960

## Essential Information

MLS® #	A2235033
Price	\$599,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,077

Acres	0.14
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	1027 18 Street Ne
Subdivision	Mayland Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 4V6

### Amenities

Parking Spaces	4
Parking	Additional Parking, Alley Access, Covered, Double Garage Detached, Garage Door Opener, Owned, Side By Side, Secured
# of Garages	2

### Interior

Interior Features	Built-in Features, No Animal Home, Recessed Lighting, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

### Exterior

Exterior Features	Lighting, Private Entrance, Private Yard, Rain Gutters
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Interior Lot, Lawn, Low Maintenance Landscape, Private, Rectangular Lot, Street Lighting
Roof	Asphalt
Construction	Concrete, Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	June 26th, 2025
-------------	-----------------

Days on Market	10
Zoning	R-CG

## **Listing Details**

Listing Office	Real Broker
----------------	-------------

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.