

\$935,000 - 3137 39 Street Sw, Calgary

MLS® #A2236723

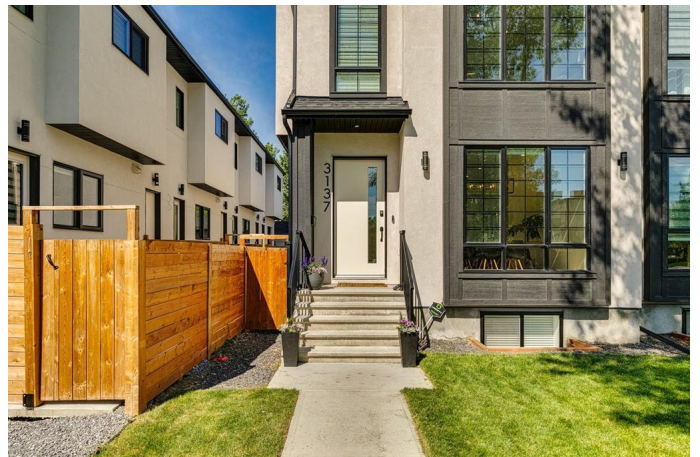
\$935,000

4 Bedroom, 4.00 Bathroom, 1,902 sqft

Residential on 0.07 Acres

Glenbrook, Calgary, Alberta

Sophistication meets style in this 3+1 bedroom, 3.5 bathroom home. Situated on a quiet street in the heart of Glenbrook. Upon entering this Casa you will immediately feel at home. Warm tones with wood accents, white cabinets, wide planked engineered hardwood flooring, Carrara marble backsplash, gas cooktop stove, built in wall oven & grey accented island with storage cubby. Sunny dining room with accented walls perfectly positioned for dinner parties. Living room adjacent to kitchen overlooking the WEST facing backyard with gas fireplace and stone accented wall with white oak shelving. Separate mudroom with built in cabinetry, bench and hooks. Powder room perfectly positioned for easy access. Second floor with lofted area and built in ideal for home office or homework area. Large primary bedrooms with luxurious ensuite, featuring in-floor heat, freestanding oval tub, shower with steam feature and bench. Separate water closet and large vanity with dual sinks and tiled wall feature. Primary walk in closet with fully integrated built ins with doors and mirrored door feature. Upper laundry room with tonnes of cabinetry, sink and drying area. Two other good sized bedrooms which share a 4-piece bathroom. Saunter down to the fully finished basement with built in media room and elaborate bar with wine storage, beverage cool, lighted cabinetry and sink perfect for family game nights or hosting a sports event. 4th bedroom with large walk in closet, and



basement roughed in for in-floor heating. West facing patio with gas line overlooking your green grassy backyard and leading you to the double detached garage. Other features include upgraded central AC (\$9,000 value) 55â€• Samsung frame tv & custom window coverings. This gem will not disappoint!

Built in 2021

Essential Information

| | |
|----------------|------------------------|
| MLS® # | A2236723 |
| Price | \$935,000 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,902 |
| Acres | 0.07 |
| Year Built | 2021 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | 2 Storey, Side by Side |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 3137 39 Street Sw |
| Subdivision | Glenbrook |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3E3G9 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Bookcases, Breakfast Bar, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar |
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Washer, Window Coverings |
| Heating | In Floor, Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Private Entrance, Private Yard |
| Lot Description | Back Lane, Landscaped, Low Maintenance Landscape, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Stucco, Wood Frame, Wood Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 3rd, 2025 |
| Days on Market | 2 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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