

# \$1,200,000 - 618 Burns Avenue Se, Calgary

MLS® #A2249869

**\$1,200,000**

4 Bedroom, 4.00 Bathroom, 1,926 sqft

Residential on 0.07 Acres

Ramsay, Calgary, Alberta

SCOTSMAN'S HILL | FRONTING GREEN SPACE & TENNIS COURTS | 4 BEDROOMS + 3.5 BATHROOMS | Experience a rare opportunity to own a residence of distinction on prestigious Scotsman's Hill in Ramsay. This like-new luxury infill combines architectural sophistication, meticulous craftsmanship, and an irreplaceable setting directly across from expansive Ramsay Park and the community tennis courts. Spanning over 1,900 sq ft of refined living, this home offers 4 bedrooms, 3.5 bathrooms, and a layout that seamlessly blends modern elegance with everyday comfort. Flooded with natural light from soaring ceilings and expansive windows, the main level is designed for both living and entertaining. At its heart, the chef-inspired kitchen impresses with a dramatic waterfall island, premium stainless steel appliances, a gas cooktop, and custom cabinetry. A sophisticated dining area, a chic powder room, and a bright living space with French doors opening to the beautiful Deck and private backyard make this level a true entertainer's dream. The primary retreat is a sanctuary of luxury with a spa-like ensuite featuring quartz dual vanities, a freestanding soaker tub, an oversized glass shower, and a walk-in closet tailored for a curated wardrobe. Two additional bedrooms, a beautifully finished full bath, and an upper laundry room complete this floor with convenience and style. The fully developed basement extends the living experience with a spacious recreation room



ideal for family gatherings or movie nights, along with a fourth bedroom and an additional full bath perfect for guests or multi-generational living. Set in highly sought-after Ramsay, this home offers the perfect balance of tranquility and connectivity just minutes from Inglewood, East Village, the Bow River pathways, Stampede Park, and downtown Calgary. This is more than a home, itâ€™s a lifestyle statement. With only one unit available, seize the opportunity to own a brand-new residence in one of Calgaryâ€™s most coveted inner-city settings.

Built in 2019

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | A2249869               |
| Price          | \$1,200,000            |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,926                  |
| Acres          | 0.07                   |
| Year Built     | 2019                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 618 Burns Avenue Se |
| Subdivision | Ramsay              |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T2G 4K9             |

**Amenities**

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

## Interior

|                   |                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home                                                             |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                                                                    |
| Cooling           | Central Air                                                                                                |
| Fireplace         | Yes                                                                                                        |
| # of Fireplaces   | 1                                                                                                          |
| Fireplaces        | Gas                                                                                                        |
| Has Basement      | Yes                                                                                                        |
| Basement          | Finished, Full                                                                                             |

## Exterior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Exterior Features | Playground                                                                               |
| Lot Description   | Back Lane, Landscaped, Level, Low Maintenance Landscape, Private, Rectangular Lot, Views |
| Roof              | Asphalt Shingle                                                                          |
| Construction      | Brick, Composite Siding, Wood Frame                                                      |
| Foundation        | Poured Concrete                                                                          |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 22nd, 2025 |
| Days on Market | 18                |
| Zoning         | R-CG              |

## Listing Details

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

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