\$859,900 - 4530 20 Avenue Nw, Calgary

MLS® #A2264835

\$859,900

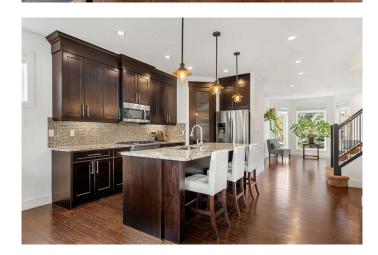
4 Bedroom, 4.00 Bathroom, 1,966 sqft Residential on 0.07 Acres

Montgomery, Calgary, Alberta

Located on a quiet street in the revitalizing community of Montgomery, this 2600+ sqft home offers four bedrooms, four baths, and a backyard sauna. Don't miss the oversized 2 car garage - upgrades include a gas heater, custom track lighting and in ceiling speakers. This home's prime location provides easy access to commutes, retail services, and is within walking distance of the Bow River pathways. The bright, open-concept main floor features distinctive architectural details, 9-foot ceilings, oversized windows, and plenty of natural light. The chef's kitchen boasts high end finishes including a gas stove, granite countertops, a huge walk-in pantry, and a large island perfect for entertaining. The living room features a gas fireplace and opens to a low maintenance backyard with a raised BBQ deck, lower stone patio, manicured lawn, and six-person cedar sauna. Upstairs, the master suite includes a large walk-in closet, a spa-inspired ensuite with a 2 person jetted tub, large glass tiled shower and dual sinks. Down the hall you'll find 2 generous bedrooms, a full bath and a laundry room with built in cabinets. The fully developed basement is full of possibilities and adds a bright rec room, 4th bedroom, full bath, and plenty of storage. Located in highly sought-after Montgomery â€" steps from the Bow River and the perfect launch pad for mountain adventures.







Essential Information

MLS®# A2264835 Price \$859,900

4 Bedrooms

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,966 Acres 0.07 Year Built 2013

Residential Type

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Active Status

Community Information

Address 4530 20 Avenue Nw

Subdivision Montgomery

City Calgary County Calgary Province Alberta Postal Code T3B0T8

Amenities

Parking Spaces 2

Parking Double Garage Detached, Heated Garage

of Garages 2

Interior

Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, High Interior Features

Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Pantry, Sump

Pump(s), Walk-In Closet(s)

Convection Oven, Dishwasher, Dryer, Garage Control(s), Gas Stove, **Appliances**

Microwave, Refrigerator, See Remarks, ENERGY STAR Qualified

Washer

Central, Natural Gas Heating

Cooling None Fireplace Yes 1

of Fireplaces

Fireplaces Gas
Has Basement Yes
Basement Full

Exterior

Exterior Features BBQ gas line, Private Yard

Lot Description Back Lane, Back Yard, Few Trees, Front Yard, Landscaped

Roof Asphalt Shingle

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 24th, 2025

Days on Market 26

Zoning R-C2

Listing Details

Listing Office Real Broker

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