

\$824,900 - 3707 2 Avenue Sw, Calgary

MLS® #A2113217

\$824,900

4 Bedroom, 4.00 Bathroom, 1,743 sqft

Residential on 0.06 Acres

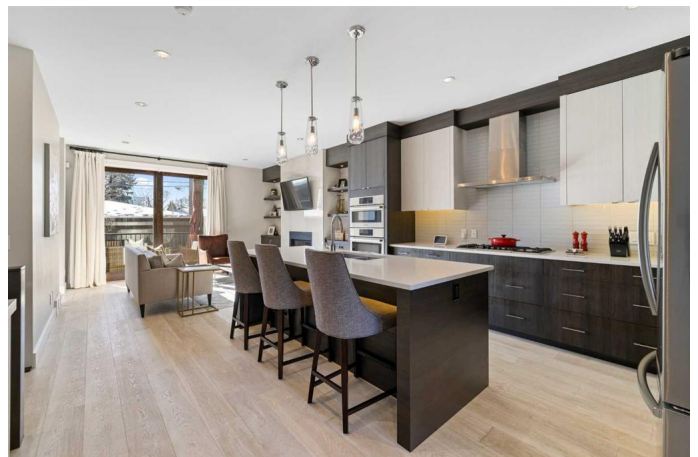
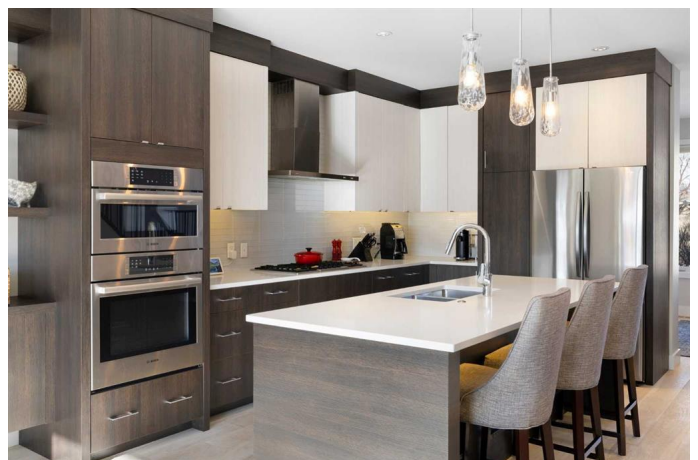
Spruce Cliff, Calgary, Alberta

Fantastic quiet location in like new condition with sunny south facing backyard. Just blocks away from bike paths, Edworthy Park & the Westbrook C-train. High End finishings are well coordinated for a sharp look. Many extras include a Built in entertainment centre, tile surround fireplace, wet bar, in-floor basement heating, full baths w/ heated floors & solid core doors. Stunning custom kitchen w/ Quartz countertops, Bosch appliance, large island & floor to ceiling cabinets. Open & spacious it boasts 3 + 1 bedrooms & over 2300 sq. ft of total development. Other highlights include 9 ft ceilings, wide plank hardwood floors, a great room w/ built-in cabinetry & tons of light from the patio doors. Smart backdoor Mudroom opens to a Large deck & double garage. Upstairs features a master bedroom w/ spa like ensuite w/ beautiful 10mm glass walk-in shower & roughed in steam, soaker tub & double vanity! Rapidly changing exclusive neighborhood with many new homes being built. Now is time to buy this well priced home!

Built in 2015

Essential Information

MLS® #	A2113217
Price	\$824,900
Sold Price	\$825,100
Bedrooms	4
Bathrooms	4.00



Full Baths	3
Half Baths	1
Square Footage	1,743
Acres	0.06
Year Built	2015
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	3707 2 Avenue Sw
Subdivision	Spruce Cliff
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 0A2

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Garage Door Opener

Interior

Interior Features	Built-in Features, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Garage Control(s), Garburator, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	In Floor, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane

Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 14th, 2024
Date Sold	March 19th, 2024
Days on Market	5
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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