

\$1,000,000 - 1221 2 Avenue Ne, Calgary

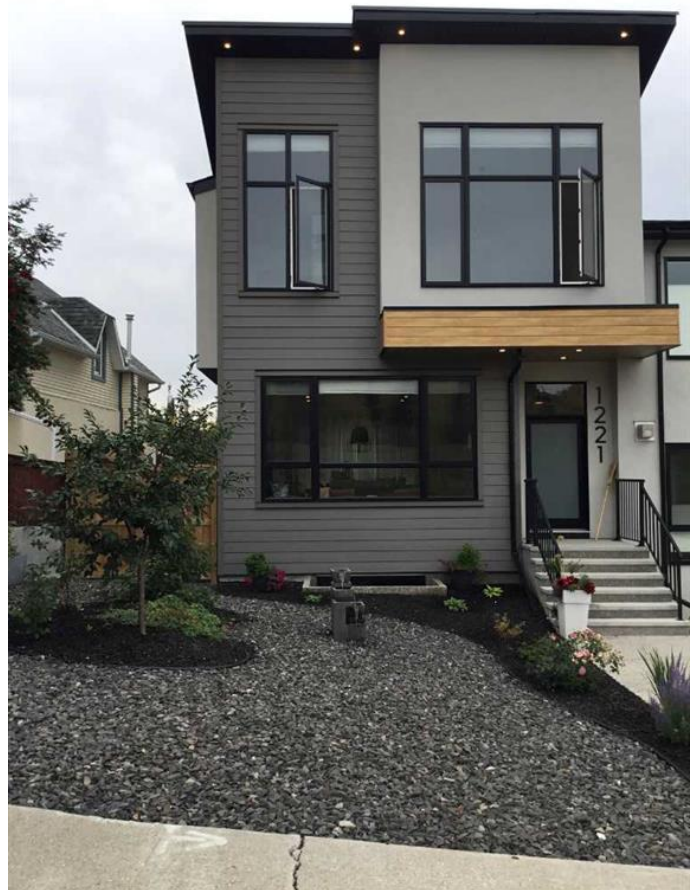
MLS® #A2114607

\$1,000,000

3 Bedroom, 4.00 Bathroom, 1,918 sqft
Residential on 0.07 Acres

Bridgeland/Riverside, Calgary, Alberta

Welcome to the perfect inner-city lifestyle in this bright & open two-storey semi-detached home located in the heart of Bridgeland, just across from Schule Park & Delta West Academy. Enjoy the feeling of 10' ceilings on the main floor, creating an airy & spacious atmosphere. The kitchen is a standout feature, boasting a huge island with extensive white quartz counters, an abundance of cabinets, upscale appliances including a 6 burner gas stove. Additionally, the kitchen includes a convenient coffee counter/butler pantry, perfect for storing and preparing beverages. The master bedroom is a retreat unto itself, with a vaulted ceiling & a beautiful ensuite that features heated floors, including the shower floor & bench, as well as a separate soaker tub for relaxation. The second bedroom/Artist's studio can easily be turned back into 2 bedrooms up. The fully finished basement adds versatility to the home, offering a third bedroom, family room with wet bar & cool wine racks, a 3-piece bathroom & lots of storage. Outside, the south-facing backyard boasts easy maintenance-free landscaping, providing a perfect space for outdoor enjoyment. Extra features of this home include air conditioning, extra soundproofing between units, white oak hardwood on the main & upper floors, skylights, UV film on South-facing windows, \$20K in Hunter Douglas blinds, & a wider lot compared to typical semi-detached homes. Walk to work downtown & all amenities on 1st



Ave - Made By Marcus, Starbucks, restaurants, boutiques & more! Don't miss out on the opportunity to own this charming home in a desirable location

Built in 2020

Essential Information

MLS® #	A2114607
Price	\$1,000,000
Sold Price	\$1,025,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,918
Acres	0.07
Year Built	2020
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	1221 2 Avenue Ne
Subdivision	Bridgeland/Riverside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 0H1

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas

	Stove, Microwave, Range Coverings, Wine Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full



Exterior

Exterior Features	Other
Lot Description	Back Lane, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Composite Siding, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 21st, 2024
Date Sold	March 26th, 2024
Days on Market	5
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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