

\$999,900 - 2605 21 Street Sw, Calgary

MLS® #A2142321

\$999,900

4 Bedroom, 4.00 Bathroom, 2,047 sqft

Residential on 0.07 Acres

Richmond, Calgary, Alberta

Breathtaking & modern 3+1 bedroom home with FULLY DEVELOPED WALK-OUT BASEMENT in the inner-city community of Richmond, offering over 2900 sq ft of developed living space. The open main level presents hardwood floors, high ceilings & is illuminated with recessed lighting & stylish light fixtures, showcasing the living room anchored by a feature fireplace & sleek built-ins, dining area & spacious kitchen thatâ€™s tastefully finished with quartz counter tops, contrasting cabinetry with undercabinet lighting, island/eating bar, an abundance of storage & a stainless steel appliance package. A private office with custom built-ins by California Closets & space saving barn door is tucked away just off the foyer â€“ perfect for those work-from-home days. Completing the main level is a 2 piece powder room. An elegant staircase leads to the second level which hosts 3 bedrooms, a 4 piece bath & laundry room with sink, storage & large linen closet in the hallway. The primary bedroom is a boasts a double sided fireplace, custom walk-in California Closet & luxurious 5 piece ensuite with dual sinks, air stream soaker tub & oversized shower. Bedrooms 2 & 3 have access to the front balcony. The walk-out level includes a large family/media room complete with wet bar â€“ great for game or movie night. The finishing touches to the basement are a large bedroom, 4 piece bath, handy linen closet plus a mud area with direct access to the to the west back yard. Other notable



features include central air conditioning, vacuum system & built-in speakers throughout. Outside, enjoy the beautifully landscaped gardens with sprinkler system & sunny west back yard with upper deck & awning & patio with low maintenance stone pavers, raised garden beds, shrubs & trees galore. Parking is a breeze with a double detached insulated & heated garage. The central location can't be beat - close to vibrant Marda Loop, excellent schools, parks, shopping & easy access to 26th Avenue & Crowchild Trail.

Built in 2013

Essential Information

MLS® #	A2142321
Price	\$999,900
Sold Price	\$1,012,500
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,047
Acres	0.07
Year Built	2013
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	2605 21 Street Sw
Subdivision	Richmond
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 5A9

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Heated Garage, Insulated

Interior

Interior Features	Bookcases, Breakfast Bar, Built-in Features, Double Vanity, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub, Walk-In Closet(s), Wet Bar, Wired for Sound
Appliances	Central Air Conditioner, Dishwasher, Dryer, Freezer, Garage Control(s), Gas Stove, Microwave, Refrigerator, Washer, Water Softener, Window Coverings, Wine Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Awning(s), Balcony, Lighting, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Landscaped, Many Trees, Underground Sprinklers, Yard Lights, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 19th, 2024
Date Sold	June 28th, 2024
Days on Market	9
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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