

\$734,895 - 34 Currie Street Sw, Calgary

MLS® #A2149303

\$734,895

4 Bedroom, 3.00 Bathroom, 1,293 sqft

Residential on 0.04 Acres

Currie Barracks, Calgary, Alberta

Welcome to Billy - newly built townhomes in Currie, by Anthem Properties. New Construction with estimated completion in Spring/Summer 2025. 4-bedroom townhome or 3 plus large den. High quality construction and many inclusions in the home; quartz counters in kitchen and bathrooms, LVT flooring throughout main living area, 9' ceilings on main living area, plenty of storage space, oversized kitchen, oversized balcony, plus additional front patio space. AC rough in and all window coverings are included! Upper floor washer and dryer are included, as well as full kitchen appliance package including gas range and chimney hood fan. Oversized double car attached garages for your convenience. The home boasts huge, oversized windows, many of them opening to allow in fresh air and sunlight. Experience the best of Currie, with top-rated schools, parks (including dog park), restaurants, heritage buildings, innovative mixed-use spaces, and just an 8-minute drive to downtown. (Note: Photos are of a show home with similar layout and may not accurately represent property for sale. Exterior render is illustrative).

Built in 2025

Essential Information

MLS® # A2149303

Price \$734,895



Sold Price	\$734,895
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,293
Acres	0.04
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	34 Currie Street Sw
Subdivision	Currie Barracks
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 8H6

Amenities

Amenities	Other
Parking Spaces	2
Parking	Double Garage Attached, Garage Door Opener

Interior

Interior Features	Double Vanity, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Range, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 12th, 2024
Date Sold	August 25th, 2024
Days on Market	44
Zoning	TBD
HOA Fees	0.00

Listing Details

Listing Office	Ally Realty
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