

\$399,999 - 3, 2412 30 Street Sw, Calgary

MLS® #A2153446

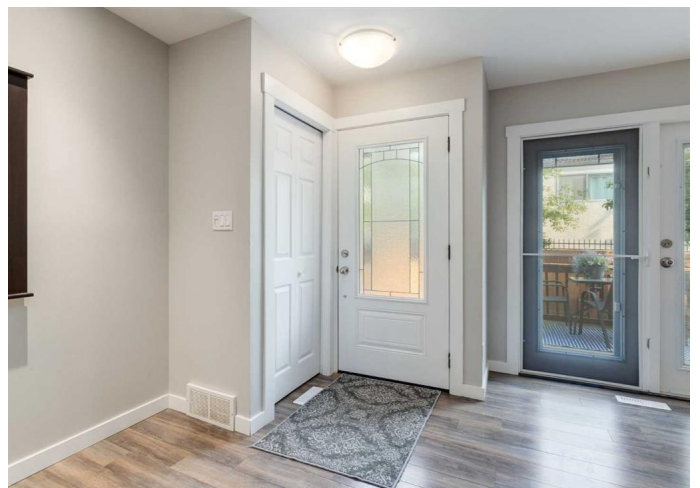
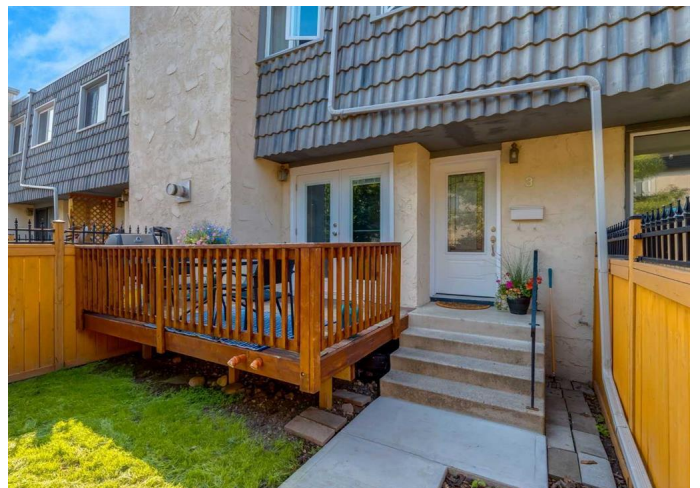
\$399,999

2 Bedroom, 2.00 Bathroom, 918 sqft

Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

Nestled on a picturesque tree-lined street in the heart of Killarney, this stunning 2-bedroom home boasts over 1,186 square feet of meticulously renovated living space. In 2017, it underwent a complete transformation, featuring all new bathrooms and kitchen, a new high-efficiency furnace, roof, windows, doors, flooring, lighting, granite counters + more! Stainless steel appliances include a new gas stove and dishwasher. The private yard, complete with a beautiful deck and fence, offers an outdoor oasis in this pet-friendly condo complex, which has also been updated with new fencing and concrete sidewalks. The open concept main floor is perfect for gatherings with friends and family, with French doors leading to a large deck accessible from the family room. Enjoy cozy evenings by the classic white marble and stone gas fireplace. The kitchen is a chef's dream with ample white cabinets, granite counters, and a breakfast bar. Upstairs, the very spacious primary bedroom is accompanied by a generous guest bedroom and a luxurious four-piece bath with designer fixtures, tile, and granite. The open staircase leads to the lower level, which features a versatile recreation room or 3rd bedroom with sliding barn doors that open to a stunning three-piece bathroom with a huge glass and tile shower, granite counters, and heated floors. Enjoy the convenience of inner-city living with low condo fees and the luxury of having your own yard! The assigned parking



space includes electrical plug-ins to keep your vehicle warm in the winter. Benefit from a well-managed complex with a great reserve fund, ensuring peace of mind for future maintenance. Don't miss the chance to own this like-new home on a beautiful, tree-lined street with ample parking in the desirable community of Killarney! WALKING DISTANCE TO TRANSIT, COFFEE SHOPS, RESTAURANTS, FITNESS/AQUATIC CENTRE + MORE!!

Built in 1980

Essential Information

MLS® #	A2153446
Price	\$399,999
Sold Price	\$410,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	918
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	3, 2412 30 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2M1

Amenities

Amenities	None
Parking Spaces	1

Parking	Stall
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Interior

Interior Features	Breakfast Bar, French Door, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Recessed Lighting, Soaking Tub, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Gas Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Glass Doors, Mantle, Marble
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Rain Gutters
Lot Description	Landscaped, Level
Roof	Tar/Gravel
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 30th, 2024
Date Sold	August 16th, 2024
Days on Market	17
Zoning	M-CG d72
HOA Fees	0.00

Listing Details

Listing Office	The Real Estate District
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