

\$1,650,000 - 3012 7 Street Sw, Calgary

MLS® #A2176648

\$1,650,000

4 Bedroom, 4.00 Bathroom, 2,662 sqft

Residential on 0.14 Acres

Elbow Park, Calgary, Alberta

Nestled on a picturesque tree-lined street just steps from the Glencoe Club, this charming 2-storey home offers 2,661 sq ft of spacious living. Featuring 3+1 bedrooms and 3.5 bathrooms, the open-concept main floor welcomes you with a wall of windows leading to a west-facing patio perfect for entertaining. The main level includes a generous living and dining area, a cozy family room, and an open kitchen with a center island. The master suite features a sitting area large walk in closet and a 5-piece ensuite with dual sinks. The fully finished basement includes a triple-safe waterproofing system for added peace of mind. Outside, enjoy a double detached garage and easy access to a paved lane. Located just half a block from scenic river pathways, parks, and minutes from downtown, this home is close to top schools like Western Canada, William Reid, and Earl Grey.

Built in 1926

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2176648 |
| Price | \$1,650,000 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,662 |
| Acres | 0.14 |



| | |
|------------|-------------|
| Year Built | 1926 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 3012 7 Street Sw |
| Subdivision | Elbow Park |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2T 2X5 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Skylight(s) |
| Appliances | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Range Hood, Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Landscaped, Level, Rectangular Lot, Treed |
| Roof | Asphalt Shingle |
| Construction | Wood Frame, Wood Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | November 1st, 2024 |
| Days on Market | 212 |
| Zoning | R-CG |

Listing Details

Listing Office RE/MAX First

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