1419 18 Avenue NW

Calgary | Active | MLS® A2359621

$624,900









Bedrooms	Bathrooms	Year Built	Living area
2	**1**	**1947**	**1,041 sq. ft.**

Your next move starts with a conversation.

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Listed by Royal LePage Mission Real Estate

A closer look

OPEN HOUSE CANCELLED. Welcome to the Sunshine house!

You will love this sweet house brimming with character and thoughtfully designed spaces

Step through the front entry into an open, spacious main floor-completely open to create a bright, sunny space with maple hardwood throughout. The large living room and dining room are spacious and inviting, with a cozy gas fireplace. A beamed ceiling adds visual interest, while large windows flood the rooms with natural light. The kitchen was fully renovated in 2012 with custom hickory cabinets, a tiled backsplash, and white appliances, including a new LG refrigerator and microwave hood fan. A concrete-topped breakfast bar creates added functional space in the kitchen. A small addition to the back of the house adds a sunny, thoughtfully designed flex space. The newer 3-piece bath is a showstopper with a stunning tiled walk-in shower with glass doors and penny tile floor.

The upper floor has 2 large bedrooms. The vaulted ceilings and beam detail add more visual interest, while skylights flood the space with natural light. A window seat and built in cabinets add storage and a quiet area to enjoy the view. The finished basement provides room for a media room, storage, and a laundry room. The functional laundry room design features a sink and a new LG front-loading dryer and a refurbished LG dryer. Central A/C is a welcome addition for the summer months. This home has tremendous curb appeal with a treed front, a large deck complete with seating, and a front porch. The sunny backyard has gardening beds and more trees and shrubs for privacy. A single detached garage has a new garage door and garage door opener and a workbench for all your DIY projects.

With its proximity to the LRT, easy access to all parts of the city, Confederation Park, playgrounds, all levels of schools including SAIT and U of C, and shopping, this home offers a wonderful blend of tranquility and accessibility.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2359621
Bedrooms	2
Bathrooms	1
Year Built	1947
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale

Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	1 and Half Storey
Total Living Area:	1,041 sq. ft.
Main Level Finished Area:	723 sq. ft.
Upper Level Finished Area:	318 sq. ft.
Below Grade Finished Area:	714 sq. ft.
Acreage:	No
Lot Area:	4,671 sq. ft.
Lot Frontage:	39' 1/8 "
Front Exposure:	North
Levels:	One and One Half
Total Rooms Above Grade:	6
Year built:	1947 (Age: 79)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	5611FO
Heating:	Forced Air
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No

Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	1
Parking:	Single Garage Detached
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Basement
City Quadrant:	Northwest
Community:	Capitol Hill
Appliances:	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Living Room · 16'7" × 14'6" ·
Main Floor	Dining Room · 10'3" × 8'7" ·
Main Floor	Kitchen · 12'9" × 10'2" ·
Main Floor	Den · 9'5" × 9'1" ·
2nd Floor	Bedroom - Primary · 10'10" × 10'2" ·
2nd Floor	Bedroom · 12'6" × 8'11" ·

Basement	Media Room · 13'9" × 9'8" ·
Basement	Family Room · 20' × 9'1" ·
Basement	Cold Room/Cellar · 9'4" × 8'10" ·
Basement	Laundry · 10'8" × 6'8" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Street Lights, Walking/Bike Paths
Interior Features:	Beamed Ceilings, Breakfast Bar, Built-in Features, Central Vacuum, High Ceilings, Laminate Counters, No Smoking Home, Open Floorplan, Skylight(s), Storage, Vinyl Windows
Exterior Features:	BBQ gas line, Rain Barrel/Cistern(s)
Patio And Porch Features:	Deck, Porch
Lot Features:	Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s), Rectangular Lot, Treed
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-C2
Listed Date:	Nov 20, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1419-18-avenue-nw-calgary-a2359621/

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