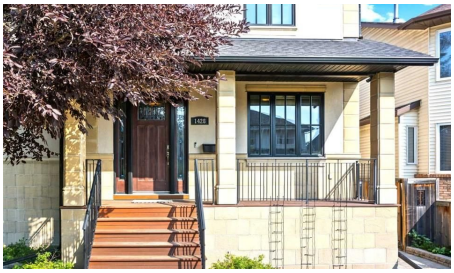
1428 2A Street NW

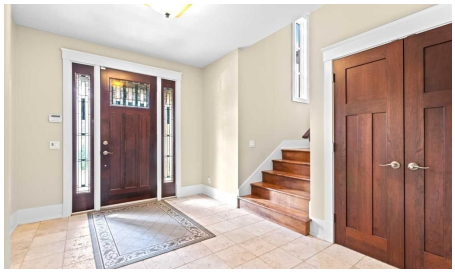
Calgary | Active | MLS® A2337888

$1,380,000









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2008**	**2,603 sq. ft.**

Your next move starts with a conversation.

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Listed by Century 21 Bravo Realty

A closer look

Experience executive luxury living in the heart of Crescent Heights with over 3,400 sq. ft. of beautifully developed living space. Tucked away on a quiet inner street just steps from downtown, this stunning family home offers the perfect balance of peaceful neighbourhood living and unbeatable inner-city convenience. Enjoy easy access to shopping, SAIT, public transit, major commuter routes, and an incredible selection of local restaurants and amenities. Set along a charming, tree-lined street in one of Calgary's most sought-after communities, this exceptional single-family home offers the best of urban living. Located minutes from downtown, SAIT, and the University of Calgary, everything you need is close at hand-from boutique shops and trendy cafés to scenic parks and walking paths. Built in 2008 with premium materials and exceptional craftsmanship, the home features over 2,600 sq. ft. of above-grade living space plus an additional 885 sq. ft. of fully finished lower-level development. The thoughtfully designed main floor boasts 9-foot ceilings and includes a versatile front bedroom, office, or den-perfect for working from home. The open-concept living area is filled with natural light and flows seamlessly into a formal dining space and a chef-inspired kitchen. Designed for both entertaining and everyday living, the kitchen is equipped with high-end appliances including a Sub-Zero refrigerator, Thermador gas range, and double wall ovens-an ideal space for hosting guests or preparing family meals. Upstairs, also featuring 9-foot ceilings, you'll find a unique and highly desirable layout with two spacious primary bedrooms, each complete with its own luxurious ensuite bathroom-perfect for families or accommodating guests in comfort and privacy. Additional highlights include a huge main-floor laundry and mudroom, a convenient 2-piece powder room, and an oversized heated double detached garage with ample space for vehicles and storage. Quality construction details include Delta wrap foundation protection, plywood sheathing on exterior walls and roof, central air conditioning, two Lennox high-efficiency furnaces, solid-core cherry interior doors, wide staircases, elegant 8-inch baseboards, and a cedar garden shed. This exceptional property offers the perfect combination of luxury, location, and thoughtful design-ideal for the discerning buyer seeking upscale inner-city living. Welcome to Crescent Heights. Book your private showing today and experience it for yourself.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2337888
Bedrooms	4
Bathrooms	4
Year Built	2008
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:	2 Storey
Total Living Area:	2,603 sq. ft.
Main Level Finished Area:	1,325 sq. ft.
Upper Level Finished Area:	1,278 sq. ft.
Below Grade Finished Area:	885 sq. ft.
Acreage:	No
Lot Area:	4,402 sq. ft.
Lot Frontage:	40'11¾"
Front Exposure:	West
Levels:	Two
Total Rooms Above Grade:	8
Year built:	2008 (Age: 18)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	1
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	2
Plan:	2511W
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Other
Foundation:	Poured Concrete
New Constr.:	No

Construction Material:	Stucco, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Hardwood, Tile
Cooling:	Central Air
Fireplaces:	2
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Laundry Room, Main Level
City Quadrant:	Northwest
Community:	Crescent Heights
Appliances:	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Refrigerator, Washer, Window Coverings
Inclusions:	n/a
Restrictions:	None Known
Main Floor	Foyer · 13'5" × 9'10" ·
Main Floor	Living Room · 18' × 13'10" ·
Main Floor	Kitchen · 14' × 10'10" ·
Main Floor	Laundry · 17'7" × 9'10" ·
Main Floor	Bedroom · 10'1" × 9'9" ·
Main Floor	Dining Room · 18' × 9'10" ·

Main Floor	Mud Room · 10'6" × 6'7" ·
Upper Level	Bedroom · 20'4" × 17'2" ·
Upper Level	Walk-In Closet · 8' × 5'11" ·
Upper Level	Bedroom - Primary · 20'9" × 17'9" ·
Upper Level	Walk-In Closet · 10'2" × 5'8" ·
Upper Level	Hall · 18'1" × 6'4" ·
Basement	Bedroom · 15'4" × 6' ·
Basement	Game Room · 38'4" × 23'9" ·
Basement	Furnace/Utility Room · 35'10" × 12'7" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby
Interior Features:	Built-in Features, Closet Organizers, Granite Counters, No Animal Home, No Smoking Home
Exterior Features:	Private Yard
Patio And Porch Features:	Front Porch
Lot Features:	Back Lane, Back Yard
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-C2
Listed Date:	Aug 17, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1428-2a-street-nw-calgary-a2337888/

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