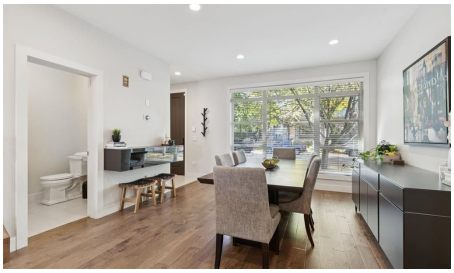
4012 2 Street NW

Calgary | Active | MLS® A2349345

$849,900









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2014**	**1,962 sq. ft.**

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Listed by RE/MAX House of Real Estate

A closer look

Welcome to an exceptional Highland Park residence where sophisticated design, thoughtful craftsmanship, and everyday comfort come together in over 2,890 sq. ft. of beautifully finished living space. Set on a quiet, mature, tree-lined street, this impressive home offers outstanding curb appeal and a refined interior filled with natural light and premium finishes throughout. The main level welcomes you with wide plank engineered hardwood floors, large-format tile, and an inviting open concept layout. A front dining area overlooks the picturesque, tree canopied street, while the central gourmet kitchen is designed to impress with modern shaker style cabinetry, granite countertops, an expansive eat-up island, pull out pantry, and Bertazzoni gas range and hood fan. The spacious living room is anchored by a modern gas fireplace with a natural stone surround, custom built-ins, and a large picture window overlooking the backyard. Upstairs, an extra wide staircase leads to a bright, airy landing with vaulted ceilings and an abundance of natural light. The impressive primary retreat showcases an architectural ceiling, stylish lighting, a generous custom walk-in closet, and a lavish ensuite complete with a jetted soaker tub, double sinks, and an oversized walk-in shower with bench. Two additional bedrooms, including one with a vaulted ceiling and feature wall, are complemented by a well appointed 4pc bathroom and a large laundry room with sink. The fully developed lower level extends the living space with a generous carpeted family room featuring a wet bar and beverage fridge, an additional bedroom with walk-in closet, full bathroom, and storage. Outside, the sunny backyard is designed for easy enjoyment with low maintenance landscaping, a composite deck, and a gently sloped yard leading to the detached double garage. Located in sought-after Highland Park, this home offers the appeal of an established inner-city community with mature streetscapes, parks, pathways, and convenient access to major roadways and nearby amenities. With its blend of modern luxury, functional family living, and a welcoming neighbourhood setting, this is a home that truly needs to be experienced in person to appreciate all it offers.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2349345
Bedrooms	4
Bathrooms	4
Year Built	2014
Property Type:	Residential
Property Sub Type:	Semi Detached (Half Duplex)
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No

Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey, Attached-Side by Side
Total Living Area:	1,962 sq. ft.
Main Level Finished Area:	926 sq. ft.
Upper Level Finished Area:	1,035 sq. ft.
Below Grade Finished Area:	869 sq. ft.
Lot Area:	2,992 sq. ft.
Lot Frontage:	25'1¼"
Front Exposure:	West
Entry Level:	1
Levels:	Two
End Unit:	1 Common Wall
Total Rooms Above Grade:	6
Year built:	2014 (Age: 12)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	3674S
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No

Construction Material:	Stone, Stucco, Wood Frame
Structure Type:	Duplex
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Hardwood, Tile
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Laundry Room, Sink, Upper Level
City Quadrant:	Northwest
Community:	Highland Park (Calgary)
Appliances:	Bar Fridge, Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer
Inclusions:	n/a
Restrictions:	None Known
Main Floor	Kitchen · 19'8" × 13'2" ·
Main Floor	Dining Room · 13'8" × 13'3" ·
Main Floor	Living Room · 16'10" × 16' ·
Main Floor	Mud Room · 5'11" × 5'5" ·
Upper Level	Laundry · 6'7" × 6'4" ·
Upper Level	Bedroom - Primary · 16'11" × 11'6" ·

Upper Level	Bedroom · 12'9" × 10' ·
Upper Level	Bedroom · 12'9" × 8'8" ·
Basement	Family Room · 20'10" × 18'1" ·
Basement	Bedroom · 11'10" × 9'3" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Sidewalks, Street Lights
Interior Features:	Bookcases, Built-in Features, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Exterior Features:	None
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Back Yard, Few Trees, Interior Lot, Low Maintenance Landscape, Rectangular Lot, Sloped Down
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-CG
Listed Date:	Oct 01, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/4012-2-street-nw-calgary-a2349345/

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Data was last updated November 23, 2026 at 10:05 AM (UTC)

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