

\$784,900 - 3705 2 Street Nw, Calgary

MLS® #A2191118

\$784,900

4 Bedroom, 4.00 Bathroom, 1,918 sqft
Residential on 0.07 Acres

Highland Park, Calgary, Alberta

Welcome to 3705 2 Street NW, a beautifully designed semi-detached home offering nearly 2,000 sq. ft. of living space in the sought-after inner-city community of Highland Park.

Situated on a quiet street, this fully finished home provides the perfect balance of tranquil living with easy access to major commuter routes—without the noise of busy roads.

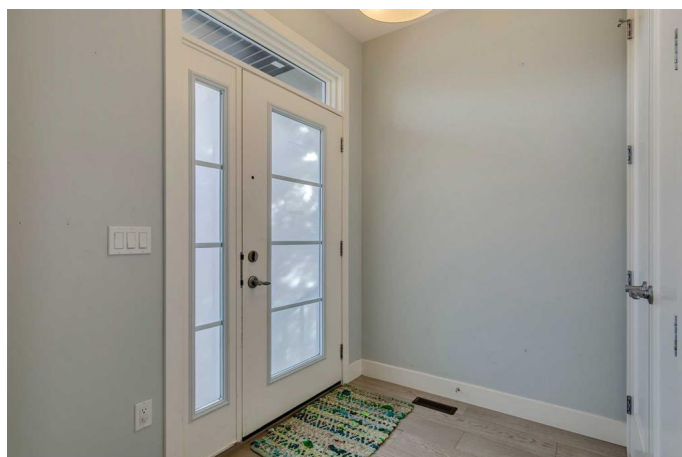
Step inside to discover a thoughtfully designed main floor, featuring a large front office—ideal for working from home. The open-concept layout seamlessly connects the spacious dining area, a bright and inviting living room with built-ins and a Napoleon gas fireplace, and a modern kitchen equipped with a large island with seating, stainless steel appliances (DW new in 2024), and plenty of storage.

Through the back door, you'll find a low-maintenance outdoor retreat, complete with a concrete patio with a gas line for your BBQ, a private yard, and a double detached garage.

Upstairs, the primary suite is a true retreat, offering a generous walk-in closet and a 5-piece ensuite with a soaker tub, dual vanities, and a glass-enclosed shower. Two additional spacious bedrooms, both with walk-in closets, share a 4-piece bathroom, while a convenient top-floor laundry room adds to the home's practicality.



3705 2 St Nw, Calgary, AB



The fully finished basement is perfect for entertaining and relaxation, boasting a huge rec room complete with a projector and built-in speakers for family movie nights. A fourth bedroom and another 4-piece bath complete this lower level.

This exceptional home offers modern comfort, convenience, and an unbeatable location. Don't miss your chance to see itâ€”book your showing today!

Built in 2017

Essential Information

MLS® #	A2191118
Price	\$784,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,918
Acres	0.07
Year Built	2017
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	3705 2 Street Nw
Subdivision	Highland Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 0Y5

Amenities

Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Garage Door Opener, Secured,

Enclosed
of Garages 2

Interior

Interior Features Bookcases, Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Skylight(s), Stone Counters, Storage, Vinyl Windows, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Range, Gas Water Heater, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Window Coverings

Heating Central, High Efficiency, Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features BBQ gas line, Private Yard

Lot Description Back Lane, Back Yard, Landscaped, Lawn, Level, Rectangular Lot

Roof Asphalt Shingle

Construction Mixed, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed January 30th, 2025

Days on Market 41

Zoning R-CG

Listing Details

Listing Office 2% Realty

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