

\$1,183,000 - 2436 30 Avenue Sw, Calgary

MLS® #A2251166

\$1,183,000

4 Bedroom, 4.00 Bathroom, 2,043 sqft

Residential on 0.07 Acres

Richmond, Calgary, Alberta

Brand New Build ... Modern Inner-City Living in Marda Loop!

This stunning 2,900+ sq. ft. home offers the perfect blend of style, space, and location—just steps from Marda Loop’s restaurants, boutiques, and cafes, with downtown minutes away!

Featuring an open-concept main floor with a chef’s kitchen, quartz counters, and a spacious living room with a floor-to-ceiling fireplace, plus 3 bedrooms upstairs including a luxurious spa-inspired primary suite. The fully finished walkout basement with a wet bar, family room, 4th bedroom, and bath is perfect for entertaining or guests.

All this on a quiet street with no thru-traffic & a double detached garage—inner-city living at its best!

Built in 2024

Essential Information

MLS® #	A2251166
Price	\$1,183,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,043
Acres	0.07
Year Built	2024



Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	2436 30 Avenue Sw
Subdivision	Richmond
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t2t1r9

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Built-in Features, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Built-In Gas Range
Heating	Forced Air, Natural Gas
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Up To Grade

Exterior

Exterior Features	Balcony, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Interior Lot, Landscaped, Private, Street Lighting
Roof	Asphalt Shingle
Construction	Brick, Concrete, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 24th, 2025
Days on Market	66
Zoning	RC-G

Listing Details

Listing Office	PREP Realty
----------------	-------------

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.