

# \$1,650,000 - 3012 7 Street Sw, Calgary

MLS® #A2176648

**\$1,650,000**

4 Bedroom, 4.00 Bathroom, 2,662 sqft

Single Family on 0.14 Acres

Elbow Park, Calgary, Alberta

Nestled on a picturesque tree-lined street just steps from the Glencoe Club, this charming 2-storey home offers 2,661 sq ft of spacious living. Featuring 3+1 bedrooms and 3.5 bathrooms, the open-concept main floor welcomes you with a wall of windows leading to a west-facing patio perfect for entertaining. The main level includes a generous living and dining area, a cozy family room, and an open kitchen with a center island. The master suite features a sitting area large walk in closet and a 5-piece ensuite with dual sinks. The fully finished basement includes a triple-safe waterproofing system for added peace of mind. Outside, enjoy a double detached garage and easy access to a paved lane. Located just half a block from scenic river pathways, parks, and minutes from downtown, this home is close to top schools like Western Canada, William Reid, and Earl Grey. (id:6289)

Built in 1926

## Essential Information

Listing #	A2176648
Price	\$1,650,000
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Square Footage	2,662
Acres	0.14



Year Built	1926
Type	Single Family
Sub-Type	Freehold

### Community Information

Address	3012 7 Street Sw
Subdivision	Elbow Park
City	Calgary
Province	Alberta
Postal Code	T2T2X5

### Amenities

Amenities	Park
Features	Treed, Back lane, Level
Parking Spaces	2
Parking	Detached Garage
# of Garages	2

### Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave, Hood Fan, Garage door opener
Heating	Natural gas Forced air
Cooling	None
# of Stories	2
Has Basement	Yes

### Exterior

Exterior	Wood siding
Exterior Features	Landscaped
Construction	Wood frame
Foundation	Poured Concrete

### Listing Details

Listing Office	RE/MAX First
----------------	--------------



The trademarks MLS®, Multiple Listing Service® 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. REALTOR®. Member of CREA and more.

Listing information last updated on October 12th, 2025 at 12:01pm PDT