

\$630,000 - 2, 1741 36 Avenue Sw, Calgary

MLS® #A2262602

\$630,000

3 Bedroom, 4.00 Bathroom, 1,246 sqft

Single Family on 0.00 Acres

Altadore, Calgary, Alberta

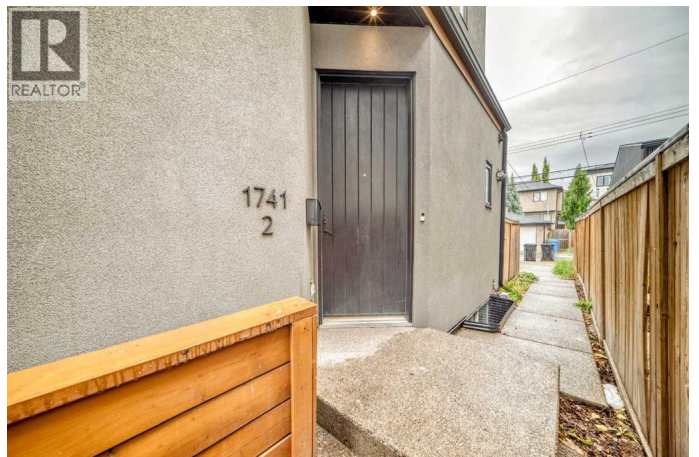
Welcome to this stylish and modern townhome nestled in the heart of Marda Loop. This beautifully finished rear unit features a sunny south-facing yard and is walking distance to shopping, parks and walking paths. The welcoming main floor boasts 9' flat painted ceilings, rich hardwood flooring, a floor to ceiling tiled gas fireplace, warm cabinetry and convenient half bath. The gourmet kitchen is outfitted with quartz countertops, stainless steel appliances including a gas range. Upstairs, the primary retreat impresses with a walk-in closet complete with build-in organization and a luxurious ensuite featuring heated floors, steam shower and double vanity. A second bedroom, full 4-piece bath, and laundry area complete the upper level. The fully developed basement is perfect for entertaining, with a spacious media room, wet bar, second gas fireplace, third bedroom, and a 3-piece bath. Additional features include a Sonos sound system with ceiling speakers throughout, skylights, air conditioning, and a relaxing private backyard. Just steps from the wonderful amenities of vibrant Marda Loop! (id:6289)

Built in 2012

Essential Information

Listing # A2262602

Price \$630,000



Bedrooms	3
Bathrooms	4.00
Half Baths	1
Square Footage	1,246
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	2, 1741 36 Avenue Sw
Subdivision	Altadore
City	Calgary
Province	Alberta
Postal Code	T2T2G4

Amenities

Amenities	Park, Playground, Schools, Shopping, Laundry Facility
Features	See remarks, Back lane, Closet Organizers, Parking
Parking Spaces	1
Parking	Detached Garage
# of Garages	1

Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave, Washer & Dryer
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Stucco, Wood siding
Foundation	Poured Concrete

Listing Details

Listing Office	eXp Realty
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Listing information last updated on October 12th, 2025 at 7:16am PDT