

\$899,900 - 1216 18 Avenue Nw, Calgary

MLS® #A2186696

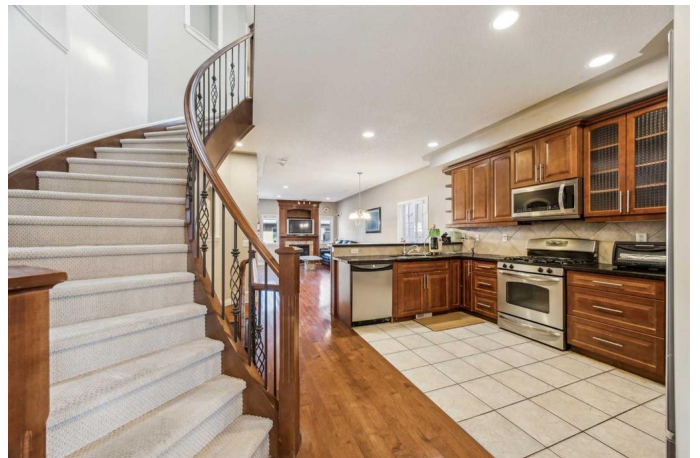
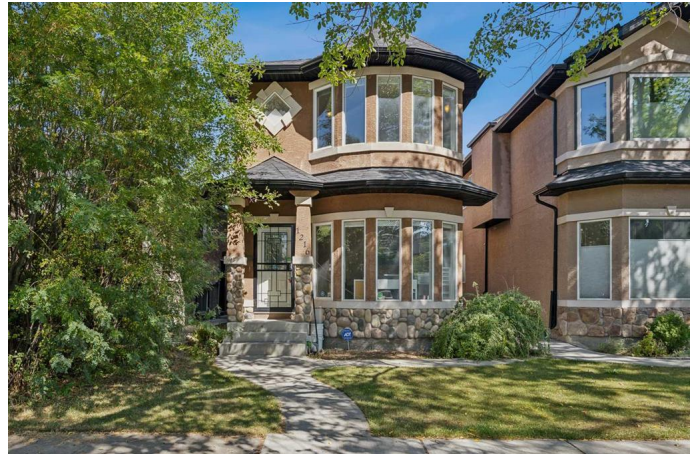
\$899,900

4 Bedroom, 4.00 Bathroom, 1,865 sqft
Residential on 0.07 Acres

Capitol Hill, Calgary, Alberta

{GREAT NEW PRICE 899,900!!} Welcome to:
1216 18 Avenue N.W!! Magnificent Original
Owner/Builder Detached Home with Over
2500 sq. ft. Totally Developed!! Loaded with
Top Quality Finishing Details & Features,
Including: HUGE Great Room with Gas
Fireplace, Beautiful Gourmet Kitchen with
Granite Counters, Gas Stove, Corner Pantry,
& a Newer Fridge & Microwave Hood Fan! A
Bright Front Flex Room Great for a Home
Office, Den or Dining Area with Bow Window
and a 2 Piece Bathroom are on the Main Level
as well! High Ceilings and Hardwood Flooring
are also on the Spacious Main Level with an
"Opulent" Custom Spiral Staircase leading to
the Second Level Featuring: Vaulted Ceilings
and a Bow Window in The Primary Bedroom
PLUS a Beautiful 5 Piece En-Suite with Jetted
Tub! Awesome Sky Lights Flood the Second
Level with Natural Lighting! Two additional
Spacious Bedrooms with Walk-In Closets, a 4
Piece Main Bathroom and Laundry Room
complete the Bright Second Level! The Fully
Developed Lower Level is Set up with a
Theatre / Family Room, 4th Bedroom & a 3
Piece Bathroom! A Private Backyard & a
Double Detached Garage are in the back of
this "Beautiful Capitol Hill Home! Super Quiet,
Convenient Location walking distance to SAIT,
LRT, North Hill Mall, Schools, Shopping,
Confederation Park & All Amenities!!

Built in 2007



Essential Information

MLS® #	A2186696
Price	\$899,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,865
Acres	0.07
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1216 18 Avenue Nw
Subdivision	Capitol Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 0W2

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Rear Drive
# of Garages	2

Interior

Interior Features	High Ceilings, Open Floorplan, See Remarks, Central Vacuum, Granite Counters, Skylight(s), Sump Pump(s), Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Gas Range, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Decorative, Great Room, Insert
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard

Lot Description Back Lane, Rectangular Lot, Back Yard

Roof Asphalt Shingle

Construction Stone, Stucco

Foundation Poured Concrete

Additional Information

Date Listed January 11th, 2025

Days on Market 93

Zoning R-CG

Listing Details

Listing Office Real Estate Professionals Inc.

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