

# \$950,000 - 2334 4 Avenue Nw, Calgary

MLS® #A2218820

**\$950,000**

4 Bedroom, 4.00 Bathroom, 1,822 sqft

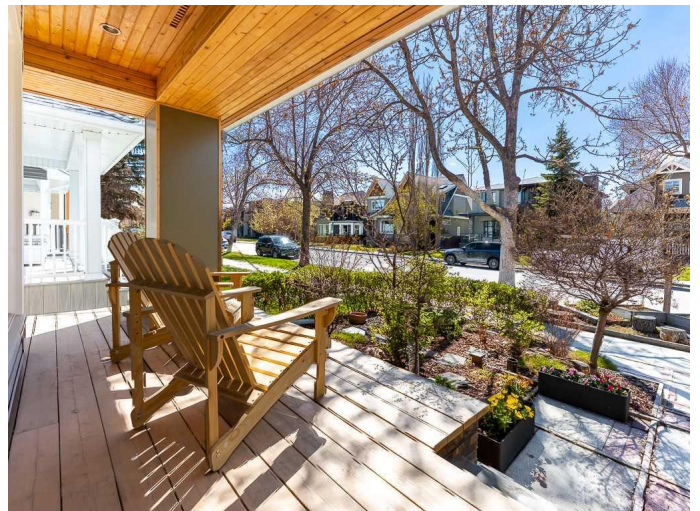
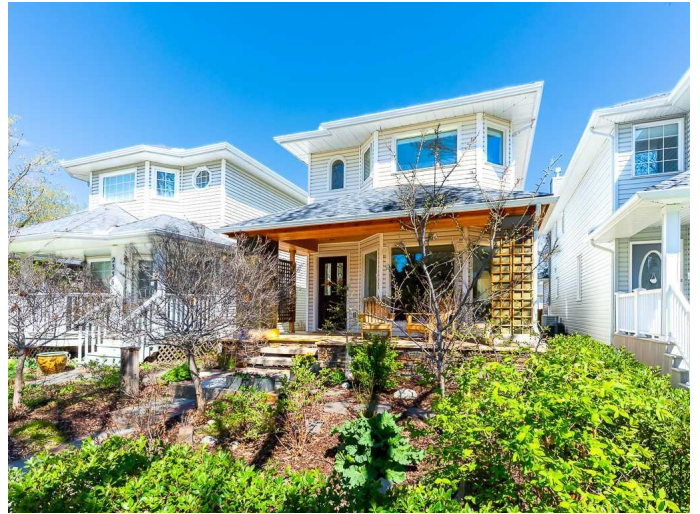
Residential on 0.07 Acres

West Hillhurst, Calgary, Alberta

Welcome to this beautifully crafted two-story detached home in the heart of West Hillhurst, where timeless charm meets modern design. This spacious residence offers over 2200 sq.ft. of developed living space, featuring rich hardwood floors, elegant tiled accents, and thoughtful wood detailing throughout. The open-concept main floor is anchored by a chef-inspired kitchen equipped with premium appliances (Wolf stove), pantry, quartz countertops, sleek cabinetry, and generous counter space—perfect for both everyday living and entertaining. Flow seamlessly into the bright dining and living areas, all bathed in natural light from rear windows. Upstairs, discover three well-appointed bedrooms, including a luxurious primary suite with a spa-like ensuite bathroom, featuring a free-standing tub and tiled shower. The lower level boasts a fourth bedroom, a three-piece bathroom, and a large recreation room ideal for movie nights, a home gym, or guest space. Additional highlights include a double detached garage, and a private backyard retreat. Located on a quiet street in desirable West Hillhurst, steps from parks, schools, shopping, and the Bow River with its extensive pathway system. Don't miss this rare opportunity to own a refined home in one of Calgary's most sought-after communities.

Built in 1992

## Essential Information



MLS® #	A2218820
Price	\$950,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,822
Acres	0.07
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	2334 4 Avenue Nw
Subdivision	West Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N0N9

### Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Closet Organizers, Double Vanity, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage
Appliances	Dishwasher, Garage Control(s), Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

**Exterior**

Exterior Features	BBQ gas line, Garden, Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Few Trees, Front Yard, Fruit Trees/Shrub(s), Garden, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 8th, 2025
Days on Market	4
Zoning	R-CG

**Listing Details**

Listing Office	RE/MAX Real Estate (Central)
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