# \$799,900 - 4017 1 Street Nw, Calgary

MLS® #A2254281

## \$799,900

4 Bedroom, 4.00 Bathroom, 1,881 sqft Residential on 0.07 Acres

Highland Park, Calgary, Alberta

Welcome to the best value in the inner city. This modern 2-storey semi-detached home in Highland Park offers 2,700+ sq ft of well-designed living space, priced under \$800,000. The main floor features an open-concept layout with high ceilings, a large kitchen island, built-in appliances, and a living area with a gas fireplace and custom wood built-ins. Large west-facing windows bring in natural light, complemented by a mudroom and 2-piece bathroom. Upstairs includes three bedrooms, a full laundry area, a 4-piece main bathroom, and a generous primary suite with a walk-in closet and 5-piece ensuite with double vanity, soaker tub, and separate shower. The finished basement has a rec room, huge wet bar, additional bedroom, and 4-piece bathroom, ideal for guests or family. The west-facing backyard is landscaped with raised flower boxes, a deck, and a detached double garage off a paved lane. Located in a prime inner-city area, this move-in-ready home combines function and style. Schedule a viewing today.







Built in 2015

## **Essential Information**

MLS® # A2254281 Price \$799,900

Bedrooms 4
Bathrooms 4.00

Full Baths 3 Half Baths 1

Square Footage 1,881 Acres 0.07 Year Built 2015

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

## **Community Information**

Address 4017 1 Street Nw

Subdivision Highland Park

City Calgary
County Calgary
Province Alberta
Postal Code T2K 0X2

### **Amenities**

Parking Spaces 2

Parking Double Garage Detached, Paved

# of Garages 2

#### Interior

Interior Features Built-in Features, Ceiling Fan(s), Closet Organizers, High Ceilings,

Kitchen Island, Open Floorplan, Walk-In Closet(s), Double Vanity, Wet

Bar

Appliances Central Air Conditioner, Dishwasher, Dryer, Microwave, Range Hood,

Refrigerator, Washer, Oven-Built-In, Gas Cooktop, Wine Refrigerator

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas
Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Private Yard

Lot Description Back Lane, Back Yard, Landscaped, Level, Rectangular Lot

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed September 16th, 2025

Days on Market 49

Zoning H-GO

# **Listing Details**

Listing Office eXp Realty

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