

\$899,900 - 1822 Kensington Road Nw, Calgary

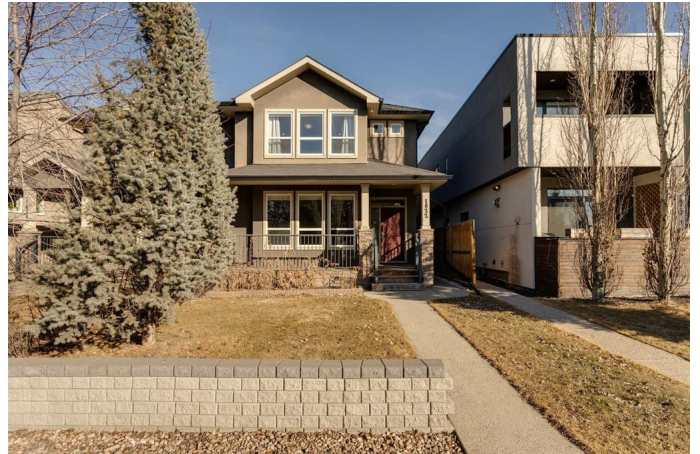
MLS® #A2201452

\$899,900

4 Bedroom, 4.00 Bathroom, 1,956 sqft
Residential on 0.08 Acres

Hillhurst, Calgary, Alberta

Welcome, this spectacular contemporary family home warmly invites its lucky new owners. Its charming curb appeal draws you in with a welcoming front porch that opens to a tiled foyer and over 1,950 sq ft of living space. Main floor features 9 ft ceilings & hardwood floors. A spacious front dining room with large South facing windows is drenched in natural light. Gourmet maple kitchen with full height cabinetry, under-mount lighting, gas cooktop and built-in wall oven, and granite countertops. A spacious double door pantry offers additional storage for all your culinary requirements. An adjacent breakfast nook is ideal for everyday meals and opens to living room with stone surround fireplace. Curved open riser staircase leads upstairs to a convenient laundry room and three large bedrooms. The primary retreat is adorned in that South exposed light and presents a spacious walk-in closet with custom built-ins as well as a 5pc ensuite with jetted soaker tub, separate shower and his/her sinks. The additional two bedrooms share a jack and Jill 4pc bathroom. The fully developed lower showcases an expansive family room with plenty of space for a games area. Finishing the basements is a fourth bedroom, full bath, and open flex room that can ideally function as a home gym or play room. The backyard leads to a double detached garage and offers a concrete patio and plenty of green space for kids with the addition of an easily accessible tree house. Exceptionally priced, this



incredible family home is primely situated just minutes to Kensington, Riley Park, Downtown, Schools, and the Bow River Pathways.

Built in 2008

Essential Information

| | |
|----------------|------------------------|
| MLS® # | A2201452 |
| Price | \$899,900 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,956 |
| Acres | 0.08 |
| Year Built | 2008 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | 2 Storey, Side by Side |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 1822 Kensington Road Nw |
| Subdivision | Hillhurst |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2N 3R3 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Storage, Walk-In Closet(s) |
| Appliances | Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave, |

| | |
|-----------------|-------------------------|
| | Refrigerator, Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | None |
| Lot Description | Back Lane, Back Yard, Interior Lot, Lawn, Rectangular Lot, Treed |
| Roof | Asphalt Shingle |
| Construction | Stone, Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 12th, 2025 |
| Days on Market | 22 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|

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