

# \$2,899,900 - 3805 7a Street Sw, Calgary

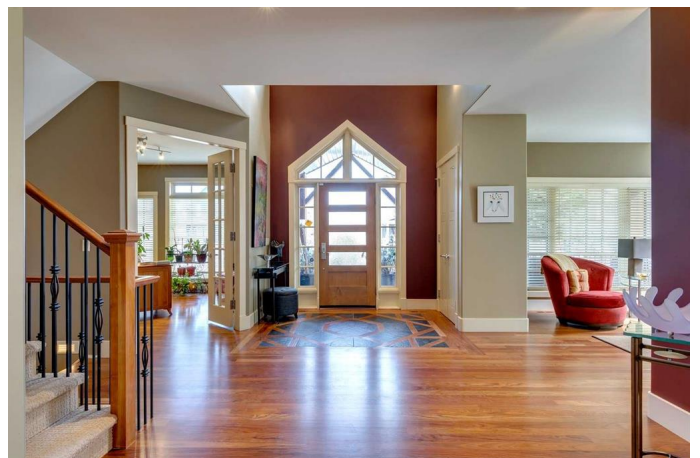
MLS® #A2205420

**\$2,899,900**

5 Bedroom, 5.00 Bathroom, 3,879 sqft  
Residential on 0.14 Acres

Elbow Park, Calgary, Alberta

**\*\*Open House: Saturday, March 29th, 2:30â€”4:00 PM\*\*** This perfectly located, two-story executive family home is just a few blocks from Elbow Park School, the Community Centre, tennis courts, playground, the Glencoe Club, the pathway system, and downtown. With over 5746.47 sq. ft. of living space and five bedrooms, this meticulously maintained home is ideal for family living. The main floor features a private office off the front entrance + a formal living room with a lovely fireplace. At the back with loads of windows overlooking the back garden, the spacious family room with a fireplace connects to the large kitchen. It is efficiently designed with professional-grade appliances, Shelf Genie organizers, an island, a casual dining area + a butlerâ€™s pantry. A mudroom at the rear entrance leads to the backyard + garage. Upstairs are four large bedrooms. Two share a Jack-and-Jill bathroom. The expansive primary bedroom includes a private balcony, sitting area, fireplace, large dressing rooms + a luxurious ensuite with a large dual vanity, whirlpool tub + newer steam shower. The lower level offers a large games room with polished concrete flooring, a media room, an additional bedroom + bathroom + substantial storage room. The exquisitely landscaped lot with west facing backyard includes a large deck + a double detached garage with refinished flooring, security bars, built-in organizers, and a heater. Recent updates include refinished main floor hardwood, a



freshly painted exterior, a newer roof, upper-floor air conditioning, a security system, a tankless water heater + a reverse osmosis system. This home offers luxury, comfort + convenienceâ€”an exceptional opportunity in Elbow Park.

Built in 2002

### **Essential Information**

MLS® #	A2205420
Price	\$2,899,900
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,879
Acres	0.14
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	3805 7a Street Sw
Subdivision	Elbow Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 2Y8

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features Bookcases, Breakfast Bar, Built-in Features, Double Vanity, Kitchen

Appliances	Island, Pantry, Soaking Tub, Walk-In Closet(s), Wet Bar Dishwasher, Dryer, Freezer, Gas Oven, Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Family Room, Gas, Living Room, Mantle, Master Bedroom, Three-Sided
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Balcony, Private Yard
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot, See Remarks
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 25th, 2025
Days on Market	9
Zoning	R-CG

### **Listing Details**

Listing Office	Real Estate Professionals Inc.
----------------	--------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.