\$679,900 - 4, 2420 30 Street Sw, Calgary

MLS® #A2216926

\$679,900

3 Bedroom, 3.00 Bathroom, 1,934 sqft Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

Welcome to this beautifully updated 3-bedroom, 2.5-bathroom townhome nestled in the highly sought-after inner-city neighbourhood of Killarney. With its unbeatable location, modern finishes, and functional layout, this home offers the perfect blend of urban convenience and refined comfort.

Step into the main living area and be greeted by 9-foot ceilings, multiple windows for extra light, a cozy gas fireplace, and a private balconyâ€"ideal for entertaining or enjoying your morning coffee. The open-concept layout includes a spacious dining area that flows seamlessly into the living room, creating a warm and inviting atmosphere for gatherings or quiet evenings at home. The chef-inspired kitchen is a true showstopper, featuring quartz countertops, a gas stove, stunning glass tile backsplash, ceiling-height cabinetry, and ample space for culinary creativity.

Beautiful and resilient vinyl flooring runs throughout the main level, combining style with durability and easy maintenance.

A dedicated main floor office provides the perfect workspace for those who work from home, offering privacy and functionality without sacrificing style.

Upstairs, you'II find three generously sized bedrooms, including a spacious primary suite







designed to impress. Enjoy your own spa-like ensuite complete with dual vanities, a walk-in closet, and elegant finishes that provide a true retreat experience. A second balcony off the primary suite offers a quiet place to relax and unwind.

The basement level includes a large storage room, perfect for keeping seasonal items and extra belongings neatly tucked away.

A shared attached garage provides secure parking for one vehicle, and added convenience in this desirable inner-city location.

Situated within walking distance to everything you needâ€"C-Train station, Killarney Aquatic & Recreation Centre, top-rated restaurants, cafes, and all neighbourhood amenitiesâ€"this home perfectly balances inner-city living with a community-oriented lifestyle.

Killarney stands out as an ideal location for families, offering a blend of education, safety, recreational activities, and a vibrant community spirit. With diverse educational institutions, low crime rates, and an abundance of parks and community events, it fosters a nurturing environment for children. The area's strong sense of community, supported by active participation and neighbourhood networks, makes it the perfect choice for families seeking a connected and enriching lifestyle.

Don't miss this rare opportunity to live in a home that truly has it allâ€"style, space, and an unbeatable location in one of Calgary's most cherished communities.

Contact us today to book your private showing!

Essential Information

MLS® # A2216926 Price \$679,900

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,934
Acres 0.00
Year Built 2014

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey
Status Active

Community Information

Address 4, 2420 30 Street Sw Subdivision Killarney/Glengarry

City Calgary
County Calgary
Province Alberta
Postal Code T3E 2M1

Amenities

Amenities Secured Parking

Parking Spaces 1

Parking Alley Access, Garage Faces Rear, Single Garage Attached

of Garages 1

Interior

Interior Features Double Vanity, High Ceilings, No Animal Home, No Smoking Home,

Quartz Counters, Soaking Tub, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas

Range, Microwave, Range Hood, Refrigerator, Washer, Window

Coverings, Electric Water Heater, Humidifier

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces

Fireplaces Gas, Insert, Stone, Great Room

of Stories 3

Has Basement Yes

Basement Unfinished, Partial

Exterior

Exterior Features Balcony, BBQ gas line, Storage

Lot Description Back Lane

Roof Asphalt Shingle

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed May 7th, 2025

Days on Market 11

Zoning M-CG

Listing Details

Listing Office Royal LePage Benchmark

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