

# \$889,000 - 2421 18 Street Nw, Calgary

MLS® #A2201652

**\$889,000**

3 Bedroom, 2.00 Bathroom, 1,711 sqft  
Residential on 0.12 Acres

Capitol Hill, Calgary, Alberta

Exceptional Bungalow in the Heart of Capitol Hill – A Rare Find!

Welcome to this stunning 1,700 sq. ft. open-concept bungalow with a fully developed basement, offering over 3,180 sq. ft. of living space! Featuring 3+1 large bedrooms, 2+1 bathrooms, and an ideal layout, this home has been thoughtfully updated and is ready to meet all your needs. As you step inside, you™re greeted by a grand foyer that leads into a bright, spacious living area with vaulted ceilings and wide plank hardwood floors throughout. Natural light pours in through skylights, enhancing the open feel of this inviting home. The kitchen is perfect for family gatherings and entertaining, and flows seamlessly into the dining and living areas. Enjoy ultimate convenience with a double attached garage, mud room and laundry room, and excellent storage throughout. The basement is fully developed, offering lots of additional living space, an extra bedroom, and a full bathroom—plus, it™s ready for your final touches to make it your own! Outside, the beautifully landscaped yard includes a sprinkler system, offering a low-maintenance outdoor space to enjoy year-round. Location couldn™t be better—situated in the highly sought-after Capitol Hill neighborhood, you™re just minutes away from U of C and the University District, SAIT, Confederation Park, schools, public transit, and have exceptional access to downtown. Enjoy the best of both worlds with a peaceful,



well-established community and easy access to everything the city has to offer. With many updates and renovations completed in 2014, this home combines modern style with classic charm, offering the perfect blend of comfort and convenience. Don't miss out on this rare opportunity to own a large beautiful bungalow with endless potential in one of Calgary's most desirable neighborhoods!

Built in 1990

### Essential Information

MLS® #	A2201652
Price	\$889,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,711
Acres	0.12
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	2421 18 Street Nw
Subdivision	Capitol Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M4T7

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Bookcases, Built-in Features, Chandelier, High Ceilings, Jetted Tub, No Animal Home, No Smoking Home, Open Floorplan, Skylight(s), Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Washer, Water Softener, Window Coverings, Electric Oven
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Mantle
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Level, Low Maintenance Landscape, Rectangular Lot, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 13th, 2025
Days on Market	1
Zoning	R-2

## Listing Details

Listing Office	Real Estate Professionals Inc.
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