



## 525 34A Street Calgary Alberta

\$1,150,000

This stunning two-storey semi-detached infill with a fully developed basement offers over 2,640 sq ft of thoughtfully designed living space and a rare opportunity to own in the heart of Parkdale—one of Calgary's most sought-after inner-city neighbourhoods for young families. With clean lines, sleek finishes, and a light-filled open-concept layout, this home blends upscale modern design with a family-friendly floor plan ideal for everyday life and entertaining. The sunlit front foyer opens into a bright dining area that flows seamlessly into the heart of the home—an expansive chef-inspired kitchen featuring quartz countertops, upgraded appliances, and a massive central island perfect for meals, homework, or gathering with loved ones. The open layout continues into the living room where a gas fireplace with feature wall adds warmth and comfort, while wide-plank engineered hardwood flooring and designer lighting add to the elevated feel. Tucked at the back, a custom mudroom with built-ins keeps everyday clutter at bay, and a discreet pocket powder room completes the main floor. Upstairs, the luxurious primary suite offers a spa-like retreat with heated floors, dual sinks, a freestanding soaking tub, oversized steam shower, and a custom walk-in closet with built-ins. Two additional bedrooms provide space for the kids or guests, while a generous four-piece bath and a well-equipped laundry room with sink, storage, and counter space complete the upper level. Downstairs, the fully developed basement is designed for comfort and connection, featuring in-floor slab heat, a striking media room with custom built-ins, a projector and screen, and a beautifully appointed wet bar with wine fridge. Whether it's movie night with the family or entertaining friends, this level is ready for every occasion. A fourth bedroom with walk-in closet, a stylish four-piece bath, and a large st...

Laundry room 8.75 Ft x 5.83 Ft  
 Primary Bedroom 12.67 Ft x 13.83 Ft  
 Bedroom 9.83 Ft x 11.92 Ft  
 Bedroom 9.92 Ft x 10.00 Ft  
 4pc Bathroom 8.75 Ft x 4.92 Ft  
 6pc Bathroom 8.83 Ft x 18.00 Ft

4pc Bathroom 8.67 Ft x 4.92 Ft  
 Kitchen 13.83 Ft x 20.00 Ft  
 Dining room 13.33 Ft x 10.75 Ft  
 Living room 14.67 Ft x 13.17 Ft  
 Family room 19.00 Ft x 15.33 Ft  
 Foyer 6.75 Ft x 5.92 Ft

a

Listing Presented By:



Originally Listed by:  
 RE/MAX House of Real Estate

<https://samcorea.com/>

**RE/MAX®**  
**RE/MAX REAL ESTATE**  
**(CENTRAL)**

773 Glenmore rd , Calgary, British  
 Columbia, V1V 3B9

Phone: (403) 850-6722  
 ctimos@telus.net

Furnace

8.67 Ft x 9.33 Ft

Bedroom

12.17 Ft x 12.00 Ft

Other

5.00 Ft x 9.75 Ft

2pc Bathroom

6.00 Ft x 4.92 Ft