

# 2354 7 Street Calgary Alberta

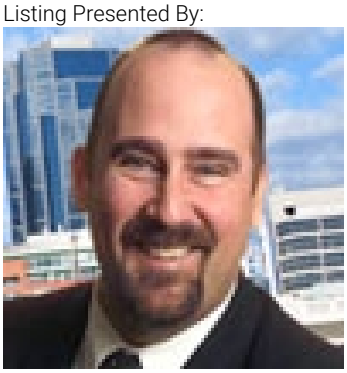
$699,000

BRAND-NEW 4-BEDROOM TOWNHOME | 3.5 BATHS | 9-FT CEILINGS | QUARTZ KITCHEN | PRIVATE PATIO | DETACHED GARAGE PLUS DRIVEWAY PARKING | NEW HOME WARRANTY | MOUNT PLEASANT, MINUTES TO DOWNTOWN. A four-bedroom floor plan is the standout here, a rare find among inner-city Calgary townhomes, and it comes with new construction, a private patio and two parking spots. Step into a bright, open-concept main floor with 9-foot ceilings, large windows and an effortless flow between living room, dining area and kitchen. The kitchen showcases quartz countertops, stainless steel appliances, custom soft-close cabinetry, generous storage and a large centre island with room for meal prep, entertaining and casual seating. Approximately 1,438 square feet is laid out for flexibility: space for family, overnight guests, a dedicated home office, a gym or an additional living area. The primary bedroom is a private retreat with a walk-in closet and contemporary ensuite, and 3.5 bathrooms plus conveniently located upper-level laundry make everyday living efficient. Outside, your own private patio for morning coffee, summer barbecues and relaxing evenings. A detached garage plus driveway parking is a genuine convenience in Calgary winters. As a brand-new home you get modern construction standards, energy-efficient systems, contemporary materials, low-maintenance living and the confidence of a new-home warranty. Mount Pleasant offers excellent access to downtown, major roadways, transit, schools, parks, pathways, cafes, restaurants and shopping, combining an established community with easy access to the city centre. Watch the full video tour, then come see how a four-bedroom inner-city townhome should feel. (id:6769)

4pc Bathroom 7.58 Ft x 7.67 Ft
5pc Bathroom 7.42 Ft x 13.83 Ft
Bedroom 9.58 Ft x 9.50 Ft
Bedroom 9.67 Ft x 10.00 Ft
Primary Bedroom 11.50 Ft x 15.08 Ft
4pc Bathroom 4.83 Ft x 7.25 Ft
Bedroom 16.42 Ft x 9.83 Ft

Recreational, Games room 18.67 Ft x 9.92 Ft
Furnace 9.67 Ft x 8.17 Ft
2pc Bathroom 5.33 Ft x 6.33 Ft
Dining room 19.17 Ft x 9.50 Ft
Kitchen 7.25 Ft x 13.67 Ft
Living room 12.83 Ft x 9.83 Ft

Listing Presented By:



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