



2436 30 Avenue Calgary Alberta

\$1,100,000

--OPEN HOUSE SATURDAY/SUNDAY 1-3PM---QUIET LOCATION- WALKOUT BASEMENT-Welcome to this beautiful, brand-new semi-detached home in the sought-after community of Richmond. Featuring a fully finished walk-up basement and a double detached garage, this home blends a functional layout with stylish, high-quality finishes that are both modern and comfortable. Step inside to a bright, open-concept main floor highlighted by wide-plank hardwood flooring throughout. The front foyer includes a practical built-in with vertical shiplap detailing, offering both charm and everyday organization. The kitchen is the true centerpiece of the home, anchored by a large waterfall quartz island with seating. Stainless steel appliances -- including a gas range -- pair perfectly with the two-tone cabinetry in warm wood and crisp white for a timeless, contemporary feel. The kitchen flows seamlessly into the dining area and living room, where wall-to-wall sliding glass doors flood the space with natural light and provide easy access to the backyard. A standout feature here is the gas fireplace, finished with beautiful dark floral tile that adds personality without overpowering the space. A convenient two-piece powder room completes the main level. Upstairs, you'll find three generously sized bedrooms along with a dedicated upper-floor laundry room. The primary suite is a relaxing retreat, complete with a tray ceiling and a walk-in closet. The spa-inspired five-piece ensuite offers a dual vanity, glass-enclosed shower, and a freestanding soaker tub -- perfect for unwinding at the end of the day. The fully finished lower level features a walk-up entrance that brings in additional light and provides direct backyard access. This level includes a spacious rec room with a built-in wet bar, wine storage, sink, and floating shelves -- ideal for entertaining. A fourth bedroom and a full four-piece bathr...

Recreational, Games room 24.92 Ft x 14.92 Ft

Other 15.33 Ft x 4.83 Ft

Furnace 6.17 Ft x 8.58 Ft

4pc Bathroom 4.92 Ft x 8.58 Ft

Bedroom 9.92 Ft x 12.67 Ft

Dining room 11.67 Ft x 12.00 Ft

2pc Bathroom 4.92 Ft x 5.58 Ft

Foyer 8.83 Ft x 8.00 Ft

Primary Bedroom 17.75 Ft x 12.50 Ft

5pc Bathroom 20.42 Ft x 8.83 Ft

Laundry room 5.25 Ft x 9.00 Ft

4pc Bathroom 4.83 Ft x 9.00 Ft

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Listing Presented By:



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Kitchen

20.83 Ft x 15.92 Ft

Living room

15.50 Ft x 20.08 Ft

Bedroom

16.75 Ft x 10.00 Ft

Bedroom

12.75 Ft x 9.92 Ft