

# 420 8 Street Calgary Alberta

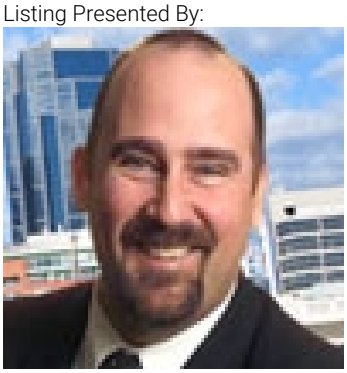
$735,000

Welcome to this beautifully appointed three-storey end-unit townhome in the heart of Sunnyside, one of Calgary's most sought-after inner-city communities. Tucked away on a quiet, tree-lined street and overlooking a beautifully landscaped courtyard with mature greenery, pergolas, and inviting seating areas, this exceptional residence offers the perfect blend of privacy, spacious living, and urban convenience. With approximately 1,928 sq. ft. of thoughtfully designed living space, this home features three bedrooms, a versatile main-floor flex room, and an attached single garage. The entry level welcomes you with a flexible space ideal for a home office, fitness room, or additional living area, along with convenient access to the garage. Upstairs, the bright and spacious main living level is designed for both everyday comfort and entertaining. The well-appointed kitchen showcases timeless cream-coloured cabinetry, granite countertops, stainless steel appliances, double wall ovens, a gas cooktop, and a generous centre island with seating. The adjoining dining area flows seamlessly into an inviting living room featuring custom built-ins and a cozy gas fireplace. Step outside onto the private balcony overlooking the peaceful courtyard, offering a lovely setting to unwind. The upper level features three spacious bedrooms, a full bathroom, and conveniently located laundry. The primary retreat offers a walk-in closet, its own private balcony, and a luxurious 5-piece ensuite complete with a deep soaker tub and glass-enclosed shower. Beyond the home itself, the location is truly exceptional. Enjoy the vibrant Kensington district just steps away, with its eclectic collection of independent boutiques, popular cafes, award-winning restaurants, and everyday amenities. Sunnyside is celebrated for its charming tree-lined streets, established neighbourhood character, and outstanding...

Foyer 8.75 Ft x 5.50 Ft
Den 11.75 Ft x 9.08 Ft
Kitchen 16.50 Ft x 10.33 Ft
Pantry 3.92 Ft x 3.17 Ft
Living room 15.83 Ft x 15.25 Ft
Dining room 8.67 Ft x 7.92 Ft

Other 10.92 Ft x 7.00 Ft
Primary Bedroom 13.67 Ft x 10.25 Ft
Other 9.17 Ft x 6.08 Ft
5pc Bathroom 12.50 Ft x 9.83 Ft
Bedroom 11.75 Ft x 9.83 Ft
Bedroom 10.33 Ft x 10.25 Ft

Listing Presented By:




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Family room 16.75 Ft x 10.25 Ft

2pc Bathroom 5.50 Ft x 5.00 Ft

Other 4.25 Ft x 3.00 Ft

4pc Bathroom 10.17 Ft x 4.92 Ft

Laundry room 9.83 Ft x 5.08 Ft

Other 5.50 Ft x 2.75 Ft