

\$1,149,999 - 2009 Tecumseh Road Sw, Calgary

MLS® #A2197171

\$1,149,999

3 Bedroom, 3.00 Bathroom, 1,543 sqft
Residential on 0.14 Acres

Richmond, Calgary, Alberta

Welcome to this beautifully renovated, one-of-a-kind walk-up raised bungalow situated on a quiet cul-de-sac in Richmond. Professionally redesigned down to the studs in 2016 by Wilson Homes, this home showcases a thoughtfully extended main floor and basement, blending modern luxury with timeless charm.

The spacious living room serves as the heart of the home, centered around a floor-to-ceiling brick wall with wood burning fireplace, creating a warm and inviting focal point. A tucked-away office nook adds versatility to the space, making it ideal for remote work or study. The custom-designed kitchen boasts shaker-style cabinetry, high-end appliances, dovetail drawers, designer lighting, quartz countertops, and an oversized granite sink. A large island provides extra storage and seating, perfect for entertaining, while a picture window overlooks the west-facing backyard, filling the space with natural light.

The primary suite is a private retreat featuring a walk-in closet and a spa-inspired 3-piece ensuite with in-floor heating. A second spacious bedroom and an additional 4-piece bathroom complete the main level.

The lower level offers a bright and functional space with a versatile flex area featuring a large window, making it an ideal spot for a kids' playroom, gym, or yoga space. The



spacious rec room includes a wet bar and patio door access to the front of the house, seamlessly connecting indoor and outdoor living. A third bedroom (window is non-egress) with brand-new carpeting provides additional comfort, while a 4-piece bathroom, laundry room, and mechanical/storage room complete the lower level.

Outside, the west-facing backyard serves as a private retreat, featuring a composite deck and pergola, perfect for summer gatherings. Additional highlights include Lux windows with window coverings and blackout blinds, a newer roof on both the house and the oversized double detached garage, and a 200-amp service with an EV charging station. This home is ideally located near 17th Avenue, Crowchild Trail, and Marda Loop, with parks, schools, and amenities all within walking distance.

This move-in-ready home offers the perfect combination of style, functionality, and an unbeatable location. Don't miss this rare opportunity—schedule your viewing today!

Built in 1953

Essential Information

MLS® #	A2197171
Price	\$1,149,999
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,543
Acres	0.14
Year Built	1953
Type	Residential
Sub-Type	Detached
Style	Bungalow

Status Active

Community Information

Address 2009 Tecumseh Road Sw
Subdivision Richmond
City Calgary
County Calgary
Province Alberta
Postal Code T2T 5C6

Amenities

Parking Spaces 2
Parking Double Garage Detached
of Garages 2

Interior

Interior Features Kitchen Island, Open Floorplan
Appliances Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer
Heating Forced Air, Natural Gas
Cooling None
Fireplace Yes
of Fireplaces 1
Fireplaces Living Room, Wood Burning
Has Basement Yes
Basement Exterior Entry, Finished, Full

Exterior

Exterior Features Private Yard
Lot Description Back Lane, Back Yard, Front Yard
Roof Asphalt Shingle
Construction Wood Frame
Foundation Poured Concrete

Additional Information

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

Listing Details

Listing Office

RE/MAX First

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