

\$650,000 - 1605 2a Street Nw, Calgary

MLS® #A2201402

\$650,000

3 Bedroom, 1.00 Bathroom, 920 sqft
Residential on 0.08 Acres

Crescent Heights, Calgary, Alberta

Modern luxury meets old world charm in this beautifully re-done 1910 character home. Situated on a large 33â€™™ x 107â€™™ lot on a quiet one-way street, this Crescent Heights home is perfectly located in the heart of inner-city Calgary. Owner occupied and lovingly cherished, this home has been tastefully updated over the years. Many of the original character features remain, making this a charming space full of history. The smartly laid out 1 and a half storeys total 920 square feet and include two bedrooms upstairs, plus a main floor bedroom or den. Perfect for a professional couple or small family! Upon entering, you'll find original hardwood flooring, a light and bright living and dining area upgraded with clean white paint and modern lighting. The kitchen has been transformed to modern standards with beautiful shaker cabinetry, quartz countertops, marble backsplash, and a stainless steel appliance package including a gas range. Behind a gorgeous original wood door, you'll find the bathroom, updated with classic black and white floor tile and a clawfoot tub. The basement and laundry area are unfinished, providing lots of storage space. Ascend the beautiful wood staircase and you'll find two charming bedrooms both with vaulted ceilings. Heading outside from the mudroom into the landscaped yard, you'll find a large tiered wood deck and plenty of lawn for the kids or pets to play. Tucked at the back is the cherry on top of this cute property - the backyard



studio! Purchased in 2023, this fully enclosed backyard escape has electricity, internet, and heat! Hobby space, she-shed, craft room, art studio, office....make it your own! Upgrades include: renovated kitchen and bathroom, new roof in 2021, new windows in 2014, and exterior paint in 2021. Tired of builder basic homes? Own a piece of history in this adorable, craftsman-made, century home! Don't wait for the open house - call your Realtor to view!

Built in 1910

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2201402 |
| Price | \$650,000 |
| Bedrooms | 3 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 920 |
| Acres | 0.08 |
| Year Built | 1910 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 1 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 1605 2a Street Nw |
| Subdivision | Crescent Heights |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2N 2X5 |

Amenities

| | |
|---------|------|
| Parking | None |
|---------|------|

Interior

| | |
|-------------------|---|
| Interior Features | No Smoking Home |
| Appliances | Dishwasher, Dryer, Gas Range, Microwave, Range Hood, Refrigerator, Washer |
| Heating | Central |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Back Yard, Cul-De-Sac, Front Yard, Landscaped, Lawn, Level, Private, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 11th, 2025 |
| Days on Market | 1 |
| Zoning | M-C1 |

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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