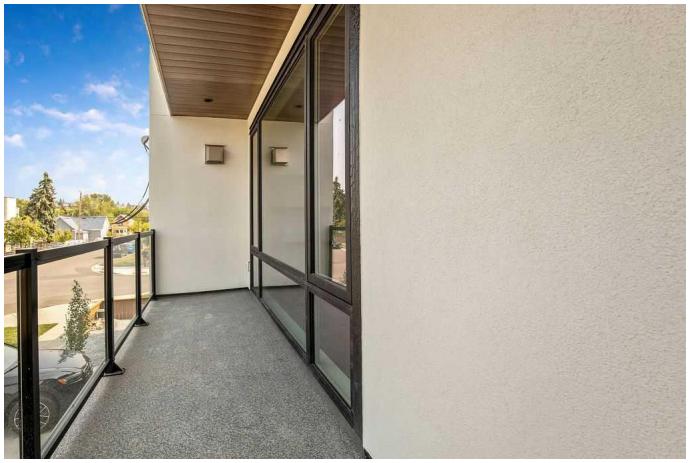
$1,249,000 - 935 2 Avenue Ne, Calgary

MLS® #A2250765

$1,249,000
3 Bedroom, 3.00 Bathroom, 2,087 sqft
Residential on 0.06 Acres

Bridgeland/Riverside, Calgary, Alberta



This stunning home, a UNIQUE GEM in the heart of the historic Bridgeland community, boasts a 30' frontage, DOUBLE ATTACHED GARAGE, large south backyard, and a CONCRETE PARTY WALL, making it a ONE-OF-A-KIND home. The outstanding floor plan, impeccable attention to detail, and the finest finishes throughout its spacious layout, including designer-chosen lighting, tile, quartzite counters, and wide-plank oak hardwood flooring, along with over 2,470 sq ft of developed space across three floors, are sure to intrigue you.
The chef-inspired kitchen is a true showpiece, featuring an oversized 11' island, an abundance of cabinetry, integrated/panelled appliances, and a walk-in pantry. Designer lighting elevates the space, from the kitchen to the adjacent dining room, which features sliding doors and a south-facing deck for your BBQ area. A large, bright living room showcasing a natural gas fireplace wrapped in European-style plaster, including custom-built oak shelving. A convenient main-level office space tucked behind the kitchen, filled with natural light from a generous window, completes this level.
Acceding to the second floor, you will find an unexpected City view, a huge primary bedroom with a vaulted ceiling, a large walk-in closet, and a dreamy en-suite bathroom. Two additional bedrooms, a second bath with dual sinks and a bright, stylish laundry room that will put a smile on your face complete the

upper level.
The rare and convenient DOUBLE-ATTACHED GARAGE welcomes you into the lower level's sleek mudroom, featuring designer-chosen herringbone brick tile and an abundance of cabinetry and storage. The lower-level large open area would make an amazing theatre room or a convenient gym area.
Immerse yourself in the vibrant Bridgeland Arts and Culture District, a convenient hub for a diverse range of amenities. From schools, churches, restaurants and coffee shops to grocery markets and ice cream parlours, this area has it all. With easy access to key destinations such as Downtown, the Bridgeland C-train station, the Zoo and Science Center, Tom Campbell off-leash park, and the Bow River Pathway, your lifestyle will be both convenient and enjoyable. Donâ€™t miss out, call your favourite realtor today.

Built in 2024

Essential Information

MLS® #	A2250765
Price	$1,249,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,087
Acres	0.06
Year Built	2024
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	935 2 Avenue Ne

Subdivision	Bridgeland/Riverside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 0G6

Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Double Vanity, Kitchen Island, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Wine Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard
Roof	Asphalt
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 10th, 2025
Days on Market	4
Zoning	DC

Listing Details

Listing Office	RE/MAX House of Real Estate

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