

# \$1,399,900 - 513 30 Street Nw, Calgary

MLS® #A2194445

**\$1,399,900**

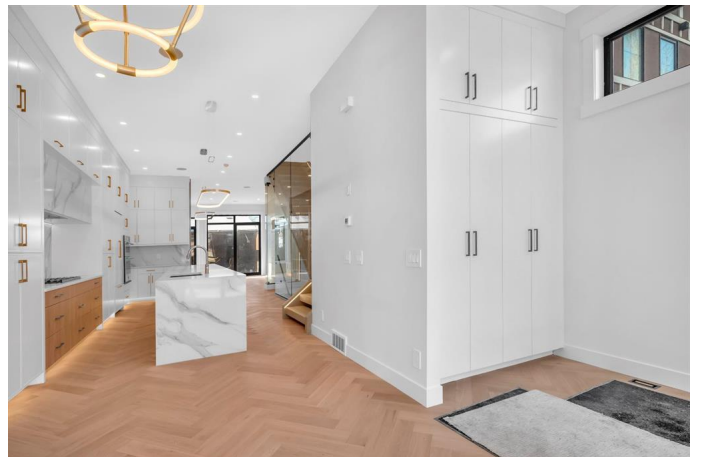
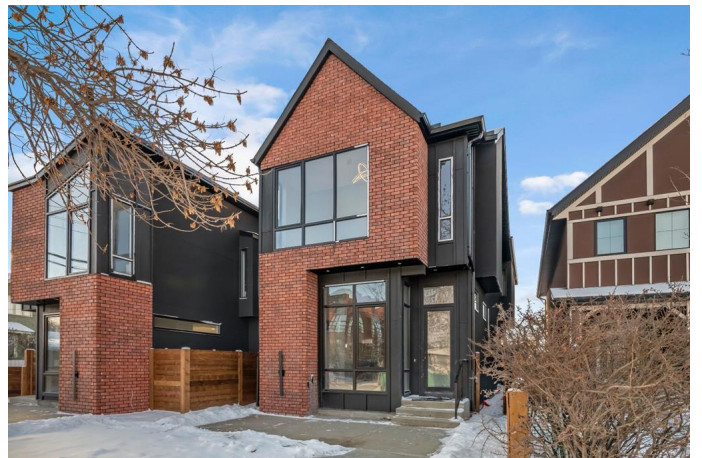
4 Bedroom, 5.00 Bathroom, 2,127 sqft  
Residential on 0.01 Acres

Parkdale, Calgary, Alberta

Discover the epitome of modern living in this stunning brand-new home, boasting approx 3,000 square feet of thoughtfully designed space. The main floor features soaring 11-foot ceilings and elegant 8-foot doors, creating an expansive, airy atmosphere. An open-concept layout seamlessly connects the gourmet kitchen—equipped with high-end JennAir appliances and a hidden pantry—to the inviting living room, complete with a cozy gas fireplace and patio doors that lead to outdoor entertaining space. Upstairs, you'll find three spacious bedrooms, each with its own ensuite bathroom with body jet custom showers, as well as a conveniently located laundry room. The primary suite is a true retreat, featuring a massive walk-in closet and an opulent ensuite with heated floors, a double vanity, a luxurious freestanding tub, and a custom steam shower with jets for ultimate relaxation. The finished basement offers additional living space with a fourth bedroom, full bath, recreational room w/ a wet bar, and an office, perfect for work or play. A double car detached garage provides extra convenience. Ideally situated near the Foothills medical Centre, schools, the picturesque Bow River, and lush parks, this home is perfect for those seeking both comfort and accessibility in the vibrant community of Parkdale.

Built in 2024

## Essential Information



MLS® #	A2194445
Price	\$1,399,900
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,127
Acres	0.01
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	513 30 Street Nw
Subdivision	Parkdale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 2V4

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, See Remarks
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Washer, Built-In Oven, Gas Cooktop
Heating	Forced Air
Cooling	None, Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes

Basement Finished, Full

## Exterior

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

## Additional Information

Date Listed February 14th, 2025  
Days on Market 53  
Zoning R-CG

## Listing Details

Listing Office Royal LePage METRO

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