$830,000 - 2224 24 Avenue Nw, Calgary

MLS® #A2257380

$830,000
5 Bedroom, 2.00 Bathroom, 1,680 sqft
Residential on 0.14 Acres

Banff Trail, Calgary, Alberta

3,138 TOTAL SQ.FT. | 5-BED | 2-BATH | DETACHED GARAGE | CUSTOM ADDITION | VAULTED LIVING ROOM | RENOVATED KITCHEN | A/C | METICULOUSLY MAINTAINED | This isnâ€™t your typical bungalow! An impressive rear addition and high-end upgrades sets this Banff Trail home apart from the rest. The vaulted great room is filled with NATURAL LIGHT from west-facing windows, anchored by custom built-ins and a wood-burning fireplace with gas starter. A renovated kitchen with quartz counters, premium appliances and cabinetry flows into a large dining area ready for entertaining. Skylights in the entry, kitchen, and main bath brighten key areas, and the updated bathroom with HEATED FLOORS offers direct access to the primary bedroom. Two additional bedrooms round out the main level, while the lower floor adds a family room with wood burning fire place, versatile rec space with WET BAR, two bedrooms, full bath, and abundant storage. Upgrades include KINETICO WATER FILTRATION, NEW SEWER LINE (2023 with warranty), SPRINKLER SYSTEM, Telus security, air conditioning, and a detached double garage. With schools, parks, LRT, U of C, and Foothills Hospital all nearby, this home combines character, modern upgrades, and inner-city convenience. An opportunity this special doesnâ€™t come along often, and it wonâ€™t last long.

Built in 1955

Essential Information

MLS® #	A2257380
Price	$830,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,680
Acres	0.14
Year Built	1955
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	2224 24 Avenue Nw
Subdivision	Banff Trail
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 1Z7

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Double Vanity, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Recessed Lighting, Skylight(s), Vaulted Ceiling(s), Wet Bar
Appliances	Dishwasher, Dryer, Freezer, Microwave Hood Fan, Range, Refrigerator, Washer, Bar Fridge
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2

Fireplaces	Basement, Gas Starter, Wood Burning, Great Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Street Lighting, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 16th, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	Real Broker

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