

# \$1,350,000 - 511 30 Street Nw, Calgary

MLS® #A2208725

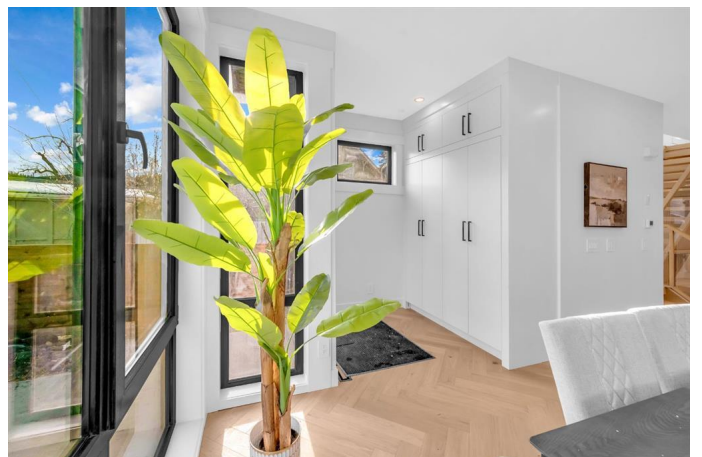
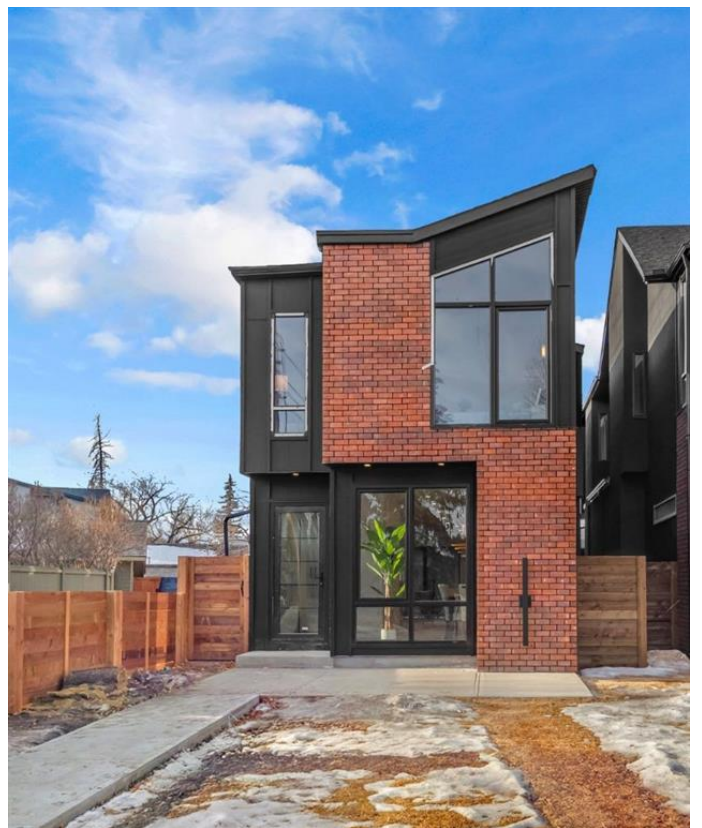
**\$1,350,000**

4 Bedroom, 5.00 Bathroom, 2,134 sqft  
Residential on 0.08 Acres

Parkdale, Calgary, Alberta

Welcome to your dream home in Parkdale NW! This newly built masterpiece situated on a 130 ft deep lot with over 3000 SQFT of living space, boasts an array of high-end upgrades and stylish features throughout. As you enter, youâ€™re greeted by a bright, open foyer complete with a built-in closet for all your coats and shoes. The main floor showcases a seamless open concept design, beginning with a sun-drenched dining area that flows effortlessly into a gourmet kitchen. The kitchen is a chefâ€™s delight, featuring a massive 16 ft island with recessed lighting and top-of-the-line SS appliances.

The living room exudes elegance with a custom fireplace and patio doors that open to a beautifully landscaped backyard, perfect for indoor-outdoor living. Upstairs, youâ€™ll discover three spacious bedrooms, each with its own en-suite bathroom featuring custom jet showers. The master bedroom is a serene retreat with vaulted ceilings and breathtaking views. The primary en-suite is designed with a spa-like ambiance, offering a dual vanity, a luxurious steam shower, and heated floors. An adjacent laundry room adds convenience to the upper floor. The fully finished basement enhances your living experience with its impressive high ceilings. It features a private office, an additional bedroom, and a full 4-piece washroom. The expansive recreational room, complete with a wet bar, is perfect for hosting guests or enjoying family time. Also, the basement is roughed-in for hydronic



in-floor heating. The double oversized garage is equipped with 200 amp panel and RI for EV charger. This home is truly a blend of modern sophistication and comfort, offering everything you need to live in style and ease. Unbeatable location close to Foothills medical centre, the bow river, few minutes to downtown and trendy Kensington village.

Built in 2024

### Essential Information

MLS® #	A2208725
Price	\$1,350,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,134
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	511 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, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Corner Lot, Landscaped, See Remarks
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 4th, 2025
Days on Market	2
Zoning	R-CG

## Listing Details

Listing Office	Royal LePage METRO
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