

\$950,000 - 2806 24 Street Nw, Calgary

MLS® #A2230084

\$950,000

3 Bedroom, 3.00 Bathroom, 2,371 sqft

Residential on 0.09 Acres

Banff Trail, Calgary, Alberta

Spacious, Stylish & Perfectly Located â€“
Banff Trail Gem!

Step into a home that truly has it allâ€”starting with a massive basement featuring soaring ceilings and a sleek wet bar, ideal for creating the ultimate family room, home theatre, or games retreat.

Outside, enjoy the convenience of a detached double garage, while inside, the heart of the home is the chef-inspired kitchen, beautifully positioned at the center of the open-concept main floorâ€”a perfect blend of function and flow, flooded with natural light.

This home even features a formal great room, adding yet another elegant space to entertain or unwind.

The primary suite is generously oversized, easily accommodating any bedroom furniture with room to spare. It boasts a spacious walk-in closet and a luxurious ensuite with a jetted tub, standalone shower, and dual vanities with individual mirrorsâ€”because his and hers shouldnâ€™t have to share!

Down the hall, youâ€™ll find a large laundry room, a second oversized bathroom, and two additional bedrooms that rival most primary suites in size.

All of this sits on a beautifully landscaped corner lot in a mature, tree-lined inner-city neighborhood, just minutes from U of C, grade schools, Downtown Calgary, shopping, dining, and transit. There is something to say about space and plenty of it.... Come see what we are talking about



Built in 2008

Essential Information

| | |
|----------------|------------------------|
| MLS® # | A2230084 |
| Price | \$950,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,371 |
| Acres | 0.09 |
| Year Built | 2008 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | 2 Storey, Side by Side |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 2806 24 Street Nw |
| Subdivision | Banff Trail |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2M 2J9 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Breakfast Bar, Granite Counters, Skylight(s), Tankless Hot Water |
| Appliances | Dishwasher, Dryer, Garage Control(s), Garburator, Microwave, Washer, Window Coverings, Gas Stove, Tankless Water Heater |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room, Mantle |
| Has Basement | Yes |

Basement Finished, Full

Exterior

Exterior Features BBQ gas line, Private Yard
Lot Description Back Lane, Corner Lot, Landscaped
Roof Asphalt Shingle
Construction Stucco
Foundation Poured Concrete

Additional Information

Date Listed June 20th, 2025
Days on Market 21
Zoning R-CG

Listing Details

Listing Office Stonemere Real Estate Solutions

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