

# \$899,900 - 1822 Kensington Road Nw, Calgary

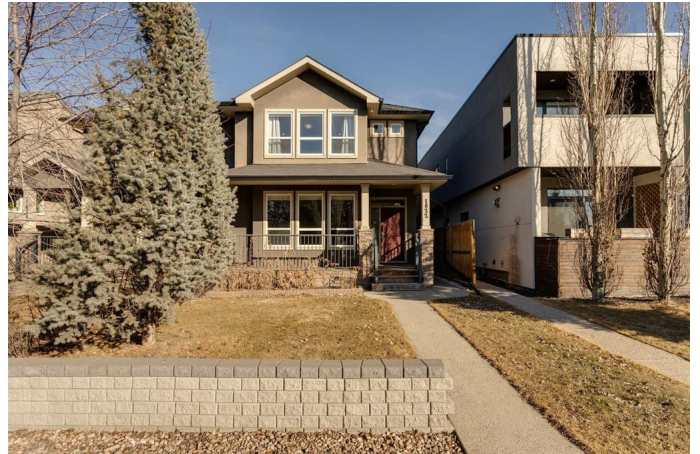
MLS® #A2201452

**\$899,900**

4 Bedroom, 4.00 Bathroom, 1,956 sqft  
Residential on 0.08 Acres

Hillhurst, Calgary, Alberta

Welcome, this spectacular contemporary family home warmly invites its lucky new owners. Its charming curb appeal draws you in with a welcoming front porch that opens to a tiled foyer and over 1,950 sq ft of living space. Main floor features 9 ft ceilings & hardwood floors. A spacious front dining room with large South facing windows is drenched in natural light. Gourmet maple kitchen with full height cabinetry, under-mount lighting, gas cooktop and built-in wall oven, and granite countertops. A spacious double door pantry offers additional storage for all your culinary requirements. An adjacent breakfast nook is ideal for everyday meals and opens to living room with stone surround fireplace. Curved open riser staircase leads upstairs to a convenient laundry room and three large bedrooms. The primary retreat is adorned in that South exposed light and presents a spacious walk-in closet with custom built-ins as well as a 5pc ensuite with jetted soaker tub, separate shower and his/her sinks. The additional two bedrooms share a jack and Jill 4pc bathroom. The fully developed lower showcases an expansive family room with plenty of space for a games area. Finishing the basements is a fourth bedroom, full bath, and open flex room that can ideally function as a home gym or play room. The backyard leads to a double detached garage and offers a concrete patio and plenty of green space for kids with the addition of an easily accessible tree house. Exceptionally priced, this



incredible family home is primely situated just minutes to Kensington, Riley Park, Downtown, Schools, and the Bow River Pathways.

Built in 2008

### **Essential Information**

MLS® #	A2201452
Price	\$899,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,956
Acres	0.08
Year Built	2008
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### **Community Information**

Address	1822 Kensington Road Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 3R3

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Storage, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave,

	Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Interior Lot, Lawn, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 12th, 2025
Days on Market	22
Zoning	R-CG

## Listing Details

Listing Office	RE/MAX House of Real Estate
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