

# \$780,000 - 2110 32 Avenue Sw, Calgary

MLS® #A2198782

**\$780,000**

4 Bedroom, 4.00 Bathroom, 1,831 sqft  
Residential on 0.07 Acres

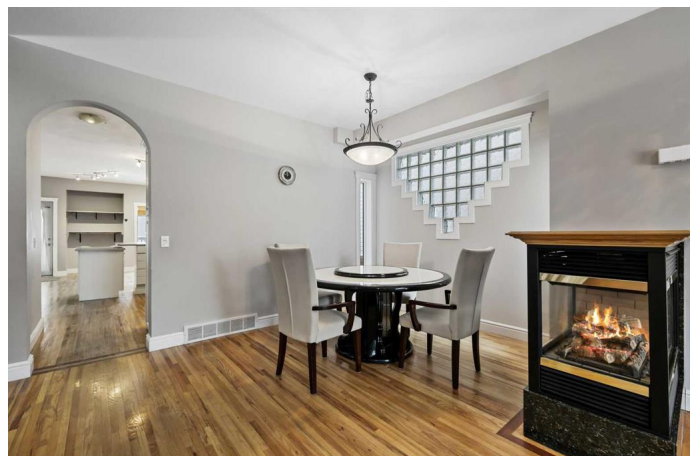
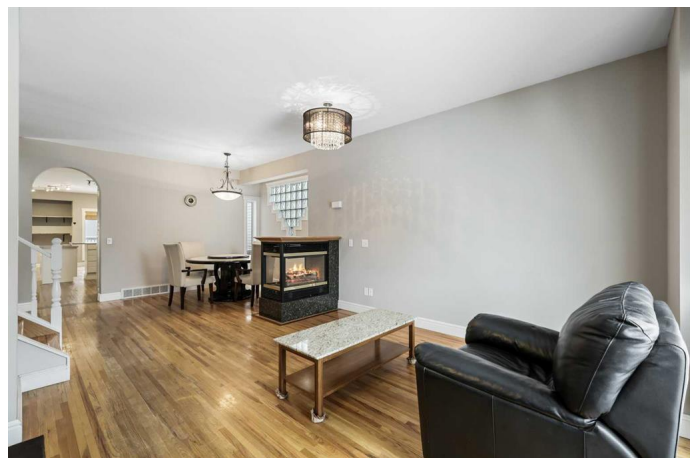
Richmond, Calgary, Alberta

OPEN HOUSE- SUN MAR 16 FROM 1:30 PM to 4:00 PM. This fabulous 2-storey family home exudes charm with its inviting front porch and stunning curb appeal. Gleaming hardwood floors on main level & upper level, an open-concept layout, and a stylish 3-way fireplace that creates a warm and welcoming atmosphere for the family room & dining room. The well-equipped kitchen features a plenty of cabinet space, and a walk-in pantry for all your storage needs. Enjoy entertaining in the sunny south-exposed formal living and dining areas, or step outside to your private backyard oasis, perfect for summer BBQs. The upper floor boasts 3 beautiful bedrooms, including the master suite with vaulted ceilings, a Juliet balcony, a walk-in closet, and a bright ensuite with a Jetted tub for ultimate relaxation. Bedrooms #2, #3, 4 pcs main bath and the laundry room to complete the upper level. The fully developed basement offers a spacious rec room with a gas fireplace and built-in bookshelves, a 3-piece bathroom, a cozy office, and a charming guest bedroom. This home truly has it all—perfect for creating lasting memories with family and friends!

Built in 1997

## Essential Information

MLS® #	A2198782
Price	\$780,000



Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,831
Acres	0.07
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	2110 32 Avenue Sw
Subdivision	Richmond
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 1W7

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached, Garage Door Opener
# of Garages	1

### **Interior**

Interior Features	Jetted Tub, Open Floorplan, Pantry, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dryer, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, See Remarks
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Playground
Lot Description	Back Lane, Landscaped, Level, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 5th, 2025
Days on Market	30
Zoning	R-CG

### **Listing Details**

Listing Office	RE/MAX Real Estate (Central)
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