

\$749,900 - 932 30 Avenue Nw, Calgary

MLS® #A2214353

\$749,900

4 Bedroom, 2.00 Bathroom, 1,008 sqft

Residential on 0.08 Acres

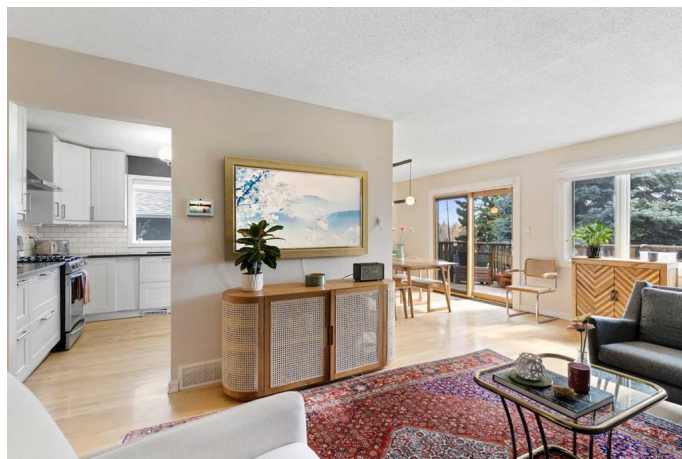
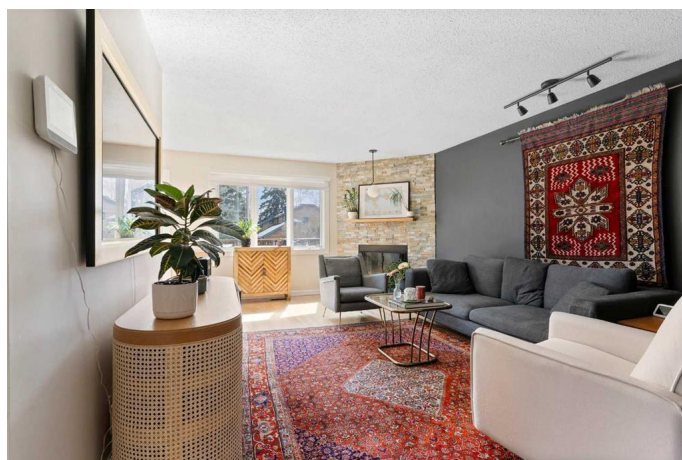
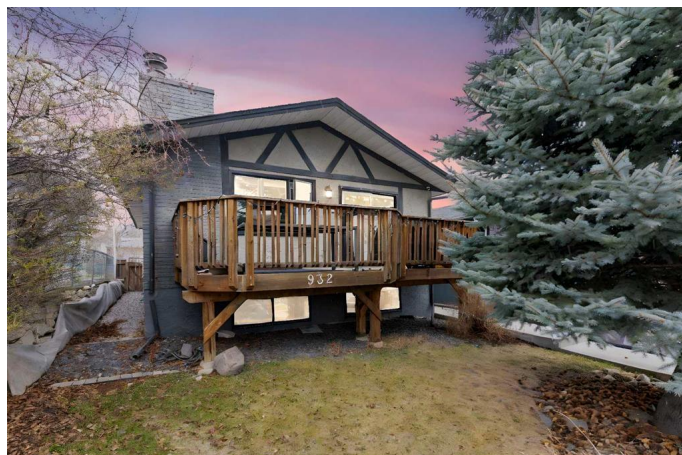
Cambrian Heights, Calgary, Alberta

This inviting bi-level home offers an unbeatable location just steps from beautiful Confederation Park, an off-leash dog park, and only minutes from downtown Calgary. With 2 bedrooms on the main floor, the primary includes an attached inverter AC unit and 2 more on the bright, spacious lower level, this home is perfect for families or those needing extra space. Each level features a thoughtfully updated 4-piece bathroom, while the modern kitchen flows effortlessly into the dining and living areas—ideal for both everyday living and entertaining. Step out onto the large south-facing patio and take in stunning views of the park and Calgary’s skyline. The lower level boasts oversized windows that flood the space with natural light, creating a warm and open atmosphere. Additional highlights include a tankless hot water system, newer furnace, and a large outdoor shed offering ample storage. This is a rare opportunity to enjoy comfort, convenience, and nature right at your doorstep.

Built in 1977

Essential Information

| | |
|-----------|-----------|
| MLS® # | A2214353 |
| Price | \$749,900 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |



| | |
|----------------|-------------|
| Full Baths | 2 |
| Square Footage | 1,008 |
| Acres | 0.08 |
| Year Built | 1977 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 932 30 Avenue Nw |
| Subdivision | Cambrian Heights |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2K 0A1 |

Amenities

| | |
|----------------|---------|
| Parking Spaces | 3 |
| Parking | Carport |

Interior

| | |
|-------------------|---|
| Interior Features | Bidet, Ceiling Fan(s), Closet Organizers, No Smoking Home, Open Floorplan, See Remarks, Storage, Tankless Hot Water |
| Appliances | Dishwasher, Gas Range, Instant Hot Water, Refrigerator, Tankless Water Heater, Washer/Dryer |
| Heating | Forced Air |
| Cooling | Wall Unit(s) |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|------------------------------------|
| Exterior Features | Balcony, Private Entrance, Storage |
| Lot Description | Back Lane, Back Yard, Landscaped |
| Roof | Asphalt Shingle |
| Construction | Stucco |

Foundation Poured Concrete

Additional Information

Date Listed April 23rd, 2025

Days on Market 9

Zoning R-CG

Listing Details

Listing Office eXp Realty

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