

# \$575,000 - 304, 1818 14a Street Sw, Calgary

MLS® #A2264172

**\$575,000**

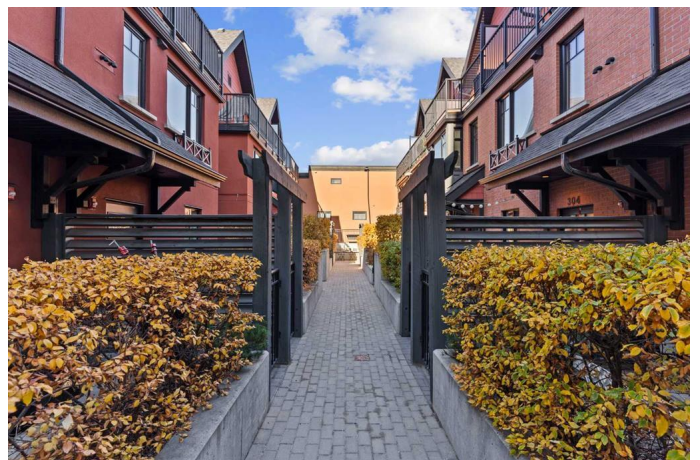
3 Bedroom, 2.00 Bathroom, 1,444 sqft

Residential on 0.00 Acres

Bankview, Calgary, Alberta

With OVER 1,443 SQ.FT of developed living space, this stylish 3 BEDROOM inner city townhome offers urban convenience just steps from 17th Avenue's shops and restaurants. Quietly tucked in a boutique 9-unit complex, this courtyard unit is STUNNING and features a BRIGHT, functional layout. The top floor is dedicated to a SPACIOUS PRIMARY retreat with VAULTED CEILINGS, a large walk-in closet, spa-like ensuite with HEATED FLOORS, soaker tub, & a glass shower. You'll love the views of downtown Calgary along with the added bonus of a private rooftop balcony overlooking the terrace below. The second level includes two generous bedrooms, a full bath, and laundry. The open-concept main floor features a modern kitchen with QUARTZ countertops, stainless steel appliances including a gas range, plenty of cabinet space, and a dedicated dining area that flows into the living room where you can cozy up to the gas fireplace. Enjoy your private courtyard patio with gas hookup – perfect for summer BBQs. A large flex room on the lower level offers additional storage or workout space. The home includes a secure, heated underground parking stall with direct access from your unit. Move-in ready and ideally located, this home combines modern design with the best of downtown living!

Built in 2014



## Essential Information

MLS® #	A2264172
Price	\$575,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,444
Acres	0.00
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

## Community Information

Address	304, 1818 14a Street Sw
Subdivision	Bankview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 3W6

## Amenities

Amenities	Parking, Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Parkade, Titled, Underground

## Interior

Interior Features	Breakfast Bar, Chandelier, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, Stone Counters, Storage, Tankless Hot Water
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Partial, Partially Finished

**Exterior**

Exterior Features	Balcony, Courtyard, Private Entrance
Lot Description	Garden, Landscaped, Low Maintenance Landscape, Views
Roof	Asphalt Shingle
Construction	Brick, Composite Siding, Concrete, Stucco
Foundation	Poured Concrete

**Additional Information**

Date Listed	October 13th, 2025
Days on Market	2
Zoning	M-CG d111

**Listing Details**

Listing Office	RE/MAX First
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