

# \$619,000 - 1, 1914 25a Street Sw, Calgary

MLS® #A2228885

**\$619,000**

3 Bedroom, 4.00 Bathroom, 1,456 sqft  
Residential on 0.29 Acres

Richmond, Calgary, Alberta

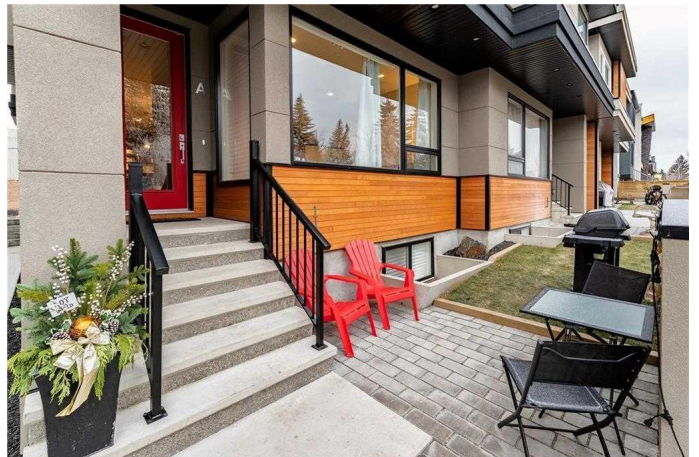
**FRONT UNIT -Stunning Upgraded Richmond Townhouse - Over 2,000 Sq Ft of Modern Living!**

Welcome to this truly exceptional and fully upgraded townhouse located in the highly sought-after, family-friendly community of Richmond. Enjoy unparalleled convenience with 17th Ave just steps away, and downtown Calgary, Shaganappi LRT, and countless local amenities all within minutes.

This modern townhome boasts over 2,000 sq ft of functional living space, designed with a fresh, bright, open-concept main floor featuring soaring 9-foot ceilings, expansive windows, and beautiful hardwood flooring throughout. A large entry and convenient 2-piece bath greet you upon arrival. The impressive dining area, complete with a chandelier and a floor-to-ceiling modern glass feature wall, seamlessly flows into an open living area anchored by a cozy gas fireplace.

The upscale kitchen is a chef's delight, offering an eat-in peninsula island, modern backsplash, quartz countertops, and top-of-the-line stainless steel appliances.

An elegant open-riser staircase with a striking glass feature leads to the upper level, where you'll find two luxurious master bedrooms, each with its own en suite bathroom and generous walk-in closet. The upper level also features convenient laundry.



The fully developed basement extends your living space with 9-foot ceilings, a spacious third bedroom, a 4-piece bath, and a large recreation room boasting comfortable in-floor heating.

Proximity to schools, parks, transit, and downtown make this an exceptional opportunity in one of Calgary's most desired neighborhoods. It includes one single indoor parking space and a dedicated storage locker. With its modern finishes and endless features, you're sure to fall in love with this property!

Built in 2014

### Essential Information

MLS® #	A2228885
Price	\$619,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,456
Acres	0.29
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	1, 1914 25a Street Sw
Subdivision	Richmond
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 1Y5

## Amenities

Amenities	Other
Parking Spaces	1
Parking	Alley Access, Assigned, Garage Door Opener, Garage Faces Rear, See Remarks, Single Garage Detached
# of Garages	1

## Interior

Interior Features	High Ceilings, No Smoking Home, Skylight(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	2
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Playground, Private Entrance
Lot Description	Back Lane, Landscaped, Level, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 20th, 2025
Days on Market	40
Zoning	M-C1

## Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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