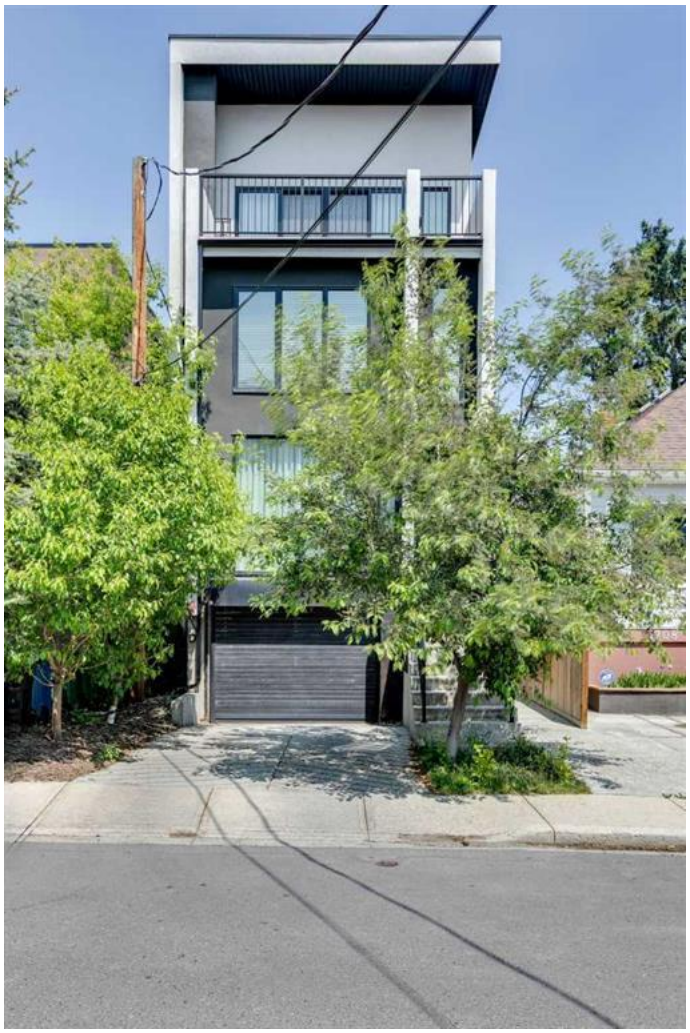
$899,900 - 1710 35 Avenue Sw, Calgary

MLS® #A2251357

$899,900
3 Bedroom, 4.00 Bathroom, 2,562 sqft
Residential on 0.13 Acres



Altadore, Calgary, Alberta

* SEE VIDEO * Experience upscale urban living in the heart of Altadore, just steps from the vibrant shops and restaurants of Marda Loop and minutes to downtown.

This impressive three-level townhome offers over 2,560 sq. ft. of thoughtfully designed living space with 3 bedrooms, 3.5 bathrooms, and sophisticated, high-end finishes throughout.

The main floor welcomes you with an open-concept layout, soaring south-facing windows, and a warm, inviting atmosphere. The sleek European-inspired kitchen showcases quartz countertops and flows seamlessly into the dining and living areasâ€”perfect for both everyday living and entertaining. Step outside to your private courtyard patio, an ideal spot to enjoy morning coffee or host evening gatherings.

Upstairs, the bright loft-style office provides the perfect work-from-home retreat, while a private balcony offers stunning city views. This level also features a spacious guest bedroom and a versatile bonus area to suit your lifestyle.

Throughout the home, hand-scraped African Acacia hardwood adds timeless elegance and texture. The primary suite is a true retreat, complete with a spa-inspired ensuite featuring heated floors and a personal deck for quiet relaxation.

Additional highlights include two titled underground heated parking stalls for year-round convenience and a low-maintenance lifestyle, giving you more time to enjoy the vibrant community around you.

Donâ€™t miss this rare opportunity to own a standout home in one of Calgaryâ€™s most sought-after neighbourhoods. Schedule your private showing today!

Built in 2016

Essential Information

MLS® #	A2251357
Price	$899,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,562
Acres	0.13
Year Built	2016
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	1710 35 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 2B7

Amenities

Amenities	Parking, Secured Parking, Storage

Parking Spaces	2
Parking	Garage Door Opener, He Underground, Electric Gate, I
# of Garages	2

Interior

Interior Features	Built-in Features, Closet C Kitchen Island, Open Floorpl Soaking Tub, Wet Bar
Appliances	Bar Fridge, Built-In Oven, Built-In Refrigerator, Dishwasher, Dryer, Gas Cooktop, Microwave, Range Hood, Washer, Wine Refrigerator
Heating	Forced Air, Natural Gas, In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	3
Basement	None

Exterior

Exterior Features	Courtyard, Private Entrance
Lot Description	See Remarks, Low Maintenance Landscape, Views
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 28th, 2025
Days on Market	59
Zoning	M-C1

Listing Details

Listing Office	eXp Realty

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