

\$999,900 - 155 35 Street Nw, Calgary

MLS® #A2239108

\$999,900

3 Bedroom, 2.00 Bathroom, 1,350 sqft

Residential on 0.11 Acres

Parkdale, Calgary, Alberta

The Parkdale "Golden Triangle" in Calgary is a desirable residential area within the Parkdale neighbourhood, situated near the Bow River and its pathways. Stunning riverfront views. With a mix of luxury, historic, and new infill homes, this excellent location provides easy access to downtown, the University of Calgary, and Foothills Hospital. The RC-G zoned lot is ideally situated close to downtown, the River Walk, Foothills Hospital, the Children's Hospital, the University of Calgary, and all amenities. This property presents an exceptional opportunity. Whether you're considering building your dream home, undertaking redevelopment, or seeking an immediate rental, this property has it all. It boasts 3 bedrooms, two bathrooms, roof patio, an open main floor area and one of the most charming neighbourhoods in the city. Opportunities like this are rare, so don't miss your chance to act now!

Built in 1982

Essential Information

MLS® #	A2239108
Price	\$999,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,350
Acres	0.11



Year Built	1982
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	155 35 Street Nw
Subdivision	Parkdale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 2Z2

Amenities

Parking Spaces	4
Parking	Front Drive, Single Garage Detached
# of Garages	1

Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Lane, Back Yard, Rectangular Lot
Roof	Asphalt Shingle, Membrane
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 15th, 2025
Days on Market	84
Zoning	R-CG

Listing Details

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