$1,175,000 - 3224 Conrad Drive Nw, Calgary

MLS® #A2253848

$1,175,000
4 Bedroom, 3.00 Bathroom, 1,143 sqft
Residential on 0.15 Acres

Charleswood, Calgary, Alberta

This one of a kind Charleswood home offers over 2,200 sq. ft. of beautifully finished living space, backing directly onto a park with access to Nose Hillâ€™s trails a true haven for outdoor lovers. Set on a quiet street close to top rated schools, shopping, and Confederation Park, it combines unbeatable location with thoughtful design.

Completely renovated in 2020, no detail was overlooked. Vaulted ceilings, all new electrical and plumbing (including city line and water main), plus a high efficiency furnace, hot water tank, and central A/C ensure both comfort and peace of mind.

Inside, a sunlit open-concept main floor is anchored by a chefâ€™s kitchen with a massive island, maple wood cabinetry, custom storage, and upgraded stainless appliances. Upstairs, three spacious bedrooms share a bright 4 piece bath with new tub, custom vanity, and skylight.

The lower levels are equally impressive a cozy family room with built-ins and dry bar, a dream laundry/mudroom with hidden chute, and a private primary suite with gas fireplace, heated floors, and a spa-inspired 5-piece ensuite featuring a soaking tub and rain shower.

Outside, enjoy a private backyard oasis with deck, patio, detached garage, and no rear

neighbors just peaceful green space. With upgraded insulation, smart home features, new windows, and double insulated siding, this home blends style, efficiency, and luxury into one remarkable package.

Built in 1964

Essential Information

MLS® #	A2253848
Price	$1,175,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,143
Acres	0.15
Year Built	1964
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	3224 Conrad Drive Nw
Subdivision	Charleswood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L 1B4

Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Built-in Features, Double Vanity, Kitchen Island, Open Floorplan, Master Downstairs, See Remarks, Skylight(s), Soaking Tub

Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Gas Cooktop, Range Hood, Refrigerator, Washer, Wine Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Backs on to Park/Green Space, Many Trees
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 3rd, 2025
Days on Market	43
Zoning	R-CG

Listing Details

Listing Office	RE/MAX Realty Professionals

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