

# \$849,900 - 2409b Richmond Road Sw, Calgary

MLS® #A2266633

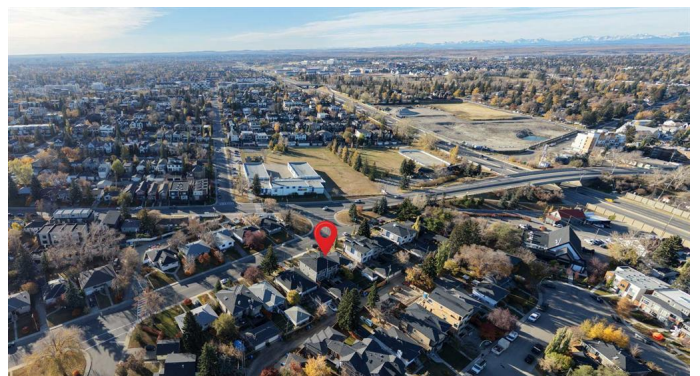
**\$849,900**

4 Bedroom, 4.00 Bathroom, 1,674 sqft

Residential on 0.06 Acres

Richmond, Calgary, Alberta

**\*\*OPEN HOUSE: 1-3 PM SAT&SUN OCT 25,26,2025 \*\***Beautifully maintained 4-bedroom semi-detached infill in the heart of Richmond! This modern home offers nearly 1,700 sq.ft. of elegant living space with 10-ft ceilings on the main and 9-ft ceilings in the fully finished basement. The open-concept main floor features a bright living area with a gas fireplace and a designer kitchen with quartz countertops, full-height cabinetry, gas range, and stainless steel appliances. Upstairs showcases three bedrooms, including a spacious primary suite with a spa-inspired ensuite and dual sinks. The lower level includes a large recreation room, custom wet bar, guest bedroom, and full bath. Additional highlights include central A/C, custom closets, a Murphy bed, and a double detached garage. Situated on a quiet street close to Marda Loop, schools, parks, and downtown—this move-in-ready home perfectly combines comfort, style, and location. Call your Realtor today to book a private showing!



Built in 2020

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2266633  |
| Price      | \$849,900 |
| Bedrooms   | 4         |
| Bathrooms  | 4.00      |
| Full Baths | 3         |

|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 1,674                  |
| Acres          | 0.06                   |
| Year Built     | 2020                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 2409b Richmond Road Sw |
| Subdivision | Richmond               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2T 5E5                |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### **Interior**

|                   |                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters |
| Appliances        | Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer                                                      |
| Heating           | Forced Air, Natural Gas                                                                                            |
| Cooling           | Central Air                                                                                                        |
| Fireplace         | Yes                                                                                                                |
| # of Fireplaces   | 1                                                                                                                  |
| Fireplaces        | Gas                                                                                                                |
| Has Basement      | Yes                                                                                                                |
| Basement          | Full                                                                                                               |

### **Exterior**

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | BBQ gas line, Private Yard       |
| Lot Description   | Back Lane, Back Yard, Landscaped |
| Roof              | Asphalt Shingle                  |
| Construction      | Wood Frame                       |

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      October 23rd, 2025  
Days on Market                5  
Zoning                              R-CG

**Listing Details**

Listing Office                    Homecare Realty Ltd.

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