

\$1,298,892 - 2039 37 Avenue Sw, Calgary

MLS® #A2218747

\$1,298,892

5 Bedroom, 3.00 Bathroom, 1,902 sqft
Residential on 0.14 Acres

Altadore, Calgary, Alberta

2039 37 Avenue SW | Location Location
Location! | Prime 50â€™™ x 125â€™™ R-CG Lot
In The Most Desirable Inner-City Community
With Zoning That Allows For Various
Development Options | Vibrant Marda Loop
Shopping District Just Steps Away Known For
Its Walkable Streets Filled With Trendy
Boutiques & Dining | A Community With Plenty
Of Parks & Recreation, Including River Park,
Altadore Park, Sandy Beach & Glenmore
Reservoir, Perfect For The Outdoor
Enthusiasts | Mount Royal University Is Only A
6 Minute Drive | Fantastic Revenue or Holding
Property or Redevelopment. The property will
be vacant on June 1, 2025.



Built in 1953

Essential Information

MLS® #	A2218747
Price	\$1,298,892
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,902
Acres	0.14
Year Built	1953
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



Community Information

Address	2039 37 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 2H6

Amenities

Parking Spaces	4
Parking	Additional Parking, Alley Access, Single Garage Detached
# of Garages	1

Interior

Interior Features	See Remarks
Appliances	Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, See Remarks

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 10th, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	Real Broker
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