

\$1,798,000 - 2332 Uxbridge Drive Nw, Calgary

MLS® #A2255822

\$1,798,000

4 Bedroom, 4.00 Bathroom, 1,998 sqft

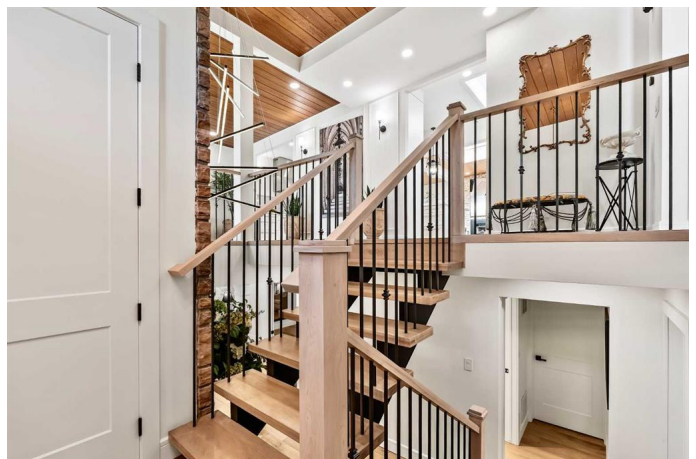
Residential on 0.15 Acres

University Heights, Calgary, Alberta

A rare opportunity to live in luxury in this modernized bi-level bungalow in prestigious NW community of University Heights. This home offers nearly 3,300 sq. ft. of living space with abundant natural light, including almost 2,000 sq. ft. on the open-concept main floor featuring an ensuite master bedroom, 2.5 bathrooms, family room, formal dining room, and kitchen all under high ceilings. The gourmet kitchen boasts quartz countertops, a six-burner Dacor gas range, Bosch refrigerator, solid wood cabinetry, and a built-in wine fridge—perfect for entertaining. The primary suite is a private retreat with a walk-in closet and spa-inspired 5-piece ensuite, complete with dual sinks, soaker tub, and a walk-in shower. Cozy up by one of the two main-floor fireplaces (gas + wood-burning).

The Lower Level is a light-filled space with all large windows above grade, a fourth bedroom, a full bathroom, a wine cellar, and a third fireplace. The flexible layout is ideal for a home gym, movie theatre, or children's play area.

The landscaped yard is a private oasis with mature trees, apple tree, raspberries, and blueberries. This home has undergone comprehensive renovations with brand new windows, doors, electrical panel, modern lighting, and an added second furnace. The tandem 2-car garage has a rough-in EV charger. Development and building permits for



an additional single-car garage off the back lane are included.?

Enjoy access to Calgary’s top amenities, just minutes from the University of Calgary, Westmount Charter School, Foothills Hospital, the new Cancer Centre, Alberta Children’s Hospital, and the University District. This move-in ready home is truly a gem in a highly sought-after neighborhood!

Built in 1963

Essential Information

MLS® #	A2255822
Price	\$1,798,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,998
Acres	0.15
Year Built	1963
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	2332 Uxbridge Drive Nw
Subdivision	University Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 3Z6

Amenities

Parking Spaces	2
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Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Skylight(s)
Appliances	Dishwasher, Gas Stove, Range Hood, Refrigerator, Washer/Dryer, Water Softener, Wine Refrigerator
Heating	Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Lane, Level
Roof	Membrane
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	September 11th, 2025
Days on Market	50
Zoning	R-CG

Listing Details

Listing Office	TrustPro Realty
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