

# \$675,000 - 136 Burma Star Road Sw, Calgary

MLS® #A2200051

**\$675,000**

2 Bedroom, 3.00 Bathroom, 1,167 sqft  
Residential on 0.03 Acres

Currie Barracks, Calgary, Alberta

OPEN HOUSE: March 15 & 16, 12-2pm.

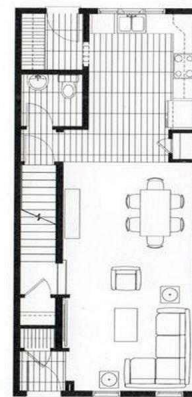
FRONT PORCH | FENCED BACKYARD |

PRIVATE DOUBLE GARAGE | 9â€™™

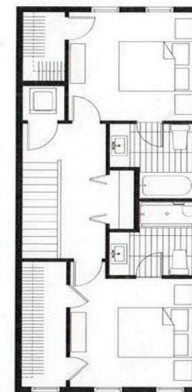
CEILINGS | QUARTZ COUNTERS |

HARDWOOD FLOORS | UPPER LAUNDRY

This beautifully designed townhome by award-winning Avi Urban blends classic charm with modern convenience in the heart of Currie Barracks, just minutes from downtown. The timeless brick exterior, front porch, and character windows set the stage for a home that feels both warm and sophisticated. Inside, rich wide-plank hardwood floors flow throughout the open main level, where the spacious living and dining areas seamlessly connect to a gourmet kitchen featuring quartz countertops, abundant cabinetry, a stylish tiled backsplash, and stainless steel appliances. Thoughtful details like a main-floor powder room and a mudroom add everyday functionality. Upstairs, two generously sized bedrooms each offer private ensuites and walk-in closets, and includes upper laundry to enhance convenience. The unfinished basement provides endless possibilities for customization, whether you envision a media room, home gym, or guest suite. Outside, a sunny west-facing backyard with a deck offers a private retreat, while the double detached garage ensures ample parking and storage. With parks, schools, restaurants, and Mount Royal University just steps awayâ€™and a splash park at the nearby Currie Airport playgroundâ€™this townhome is the perfect fit



MAIN FLOOR



UPPER FLOOR

for those seeking a vibrant yet peaceful inner-city lifestyle.

Built in 2014

### Essential Information

MLS® #	A2200051
Price	\$675,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,167
Acres	0.03
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	136 Burma Star Road Sw
Subdivision	Currie Barracks
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 7Y4

### Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	No Smoking Home, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Window Coverings, Washer/Dryer Stacked
Heating	Forced Air

Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Level, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Brick, Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 12th, 2025
Days on Market	19
Zoning	DC

### **Listing Details**

Listing Office	CIR Realty
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