\$1,199,900 - 36 Hong Kong Road Sw, Calgary

MLS® #A2209846

\$1,199,900

3 Bedroom, 3.00 Bathroom, 2,132 sqft Residential on 0.09 Acres

Currie Barracks, Calgary, Alberta

Gracious & elegant 3 bedroom home in Currie Barracks offering over 2100 sq ft of living space! The airy main level presents hardwood floors & lofty ceilings, showcasing the living room anchored by a feature fireplace & built-in cabinets. Through an archway, the dining area provides ample space for a family gathering or dinner party. The kitchen is open to the dining area & is tastefully finished with quartz counter tops, island/eating bar, rich dark cabinetry, walk-in pantry & stainless steel appliances. A private office is tucked away just off the foyer â€" perfect for a home office setup. Completing the main level are a mudroom with plenty of storage space & a 2 piece powder room. The second level hosts 3 bedrooms, a 4 piece main bath & laundry room with sink & storage. The primary retreat boasts a walk-in closet & private 5 piece ensuite with dual sinks, relaxing soaker tub & separate shower. Other notable features include a Kinetico water softener, vacuum system & central air conditioning. Outside, enjoy the roomy west facing front porch with beautifully landscaped gardens, as well as the fenced back yard with deck & BBQ gas line. Both front & back yards benefit from a convenient irrigation system. Parking is a breeze with a double detached garage. The location can't be beat â€" close to schools, parks, shopping, public transit & easy access to Crowchild & Glenmore Trails. Immediate possession is available!







Essential Information

MLS® # A2209846 Price \$1,199,900

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 2,132
Acres 0.09
Year Built 2012

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 36 Hong Kong Road Sw

Subdivision Currie Barracks

City Calgary
County Calgary
Province Alberta
Postal Code T3E 7T9

Amenities

Parking Spaces 2

Parking Double Garage Detached

of Garages 2

Interior

Interior Features Breakfast Bar, Built-in Features, Central Vacuum, Chandelier, Closet

Organizers, Double Vanity, French Door, High Ceilings, Kitchen Island, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Walk-In

Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave,

Range Hood, Refrigerator, Washer, Water Softener

Heating Forced Air Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features BBQ gas line, Private Entrance, Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Rectangular Lot,

Underground Sprinklers

Roof Asphalt Shingle

Construction Composite Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 9th, 2025

Days on Market 13 Zoning DC

Listing Details

Listing Office RE/MAX First

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