

# \$699,900 - 2819 30 Street Sw, Calgary

MLS® #A2219827

**\$699,900**

3 Bedroom, 2.00 Bathroom, 866 sqft

Residential on 0.12 Acres

Killarney/Glengarry, Calgary, Alberta

Welcome to this adorable and cozy bungalow in the heart of Killarney! With 2 bedrooms up and an additional bedroom down, this home is perfect for first-time buyers, investors, or those looking to build their dream home in a vibrant inner-city community. The illegal basement suite with its own private entrance offers fantastic rental potential or additional living space. Enjoy the benefits of updated windows, electrical, bathroom, painted exterior and roof—giving you peace of mind while preserving the home's classic charm. Step out into the sunny west-facing backyard, where you'll find mature trees, a spacious deck, and a raised garden bed ready for your green thumb. The double detached garage adds both convenience and value. Located on a quiet, friendly street with an unbeatable location: easy access to downtown, nearby schools, shops, restaurants, and bars, and plenty of local amenities to explore. Whether you're looking for a charming starter home, a solid investment property, or a space to customize and call your own, this Killarney gem has it all

Built in 1955

## Essential Information

MLS® # A2219827

Price \$699,900

Bedrooms 3



|                |             |
|----------------|-------------|
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 866         |
| Acres          | 0.12        |
| Year Built     | 1955        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 2819 30 Street Sw   |
| Subdivision | Killarney/Glengarry |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3E 2M4             |

### Amenities

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

### Interior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Interior Features | No Smoking Home, Open Floorplan, Separate Entrance     |
| Appliances        | Dryer, Electric Stove, Microwave, Refrigerator, Washer |
| Heating           | Baseboard, Boiler                                      |
| Cooling           | None                                                   |
| Has Basement      | Yes                                                    |
| Basement          | Exterior Entry, Finished, Full, Suite                  |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Private Entrance, Private Yard |
| Lot Description   | Back Lane, Front Yard          |
| Roof              | Asphalt Shingle                |
| Construction      | Cedar, Wood Frame              |
| Foundation        | Poured Concrete                |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 7             |
| Zoning         | DC            |

**Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo Realty |
|----------------|-------------------------|

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