

\$729,900 - 2311 21 Avenue Sw, Calgary

MLS® #A2250865

\$729,900

3 Bedroom, 2.00 Bathroom, 1,249 sqft

Residential on 0.06 Acres

Richmond, Calgary, Alberta

Nestled on a tree-lined street in vibrant Richmond, this welcoming home blends comfort, charm, and convenience. Inside and out, every space is designed for relaxation and connection—whether you’re enjoying quiet mornings on the cozy front patio or hosting summer barbecues on the sun-filled, south-facing deck. The private yard offers a peaceful retreat, while abundant natural light, high ceilings, and a ceiling fan create an airy, comfortable interior year-round.

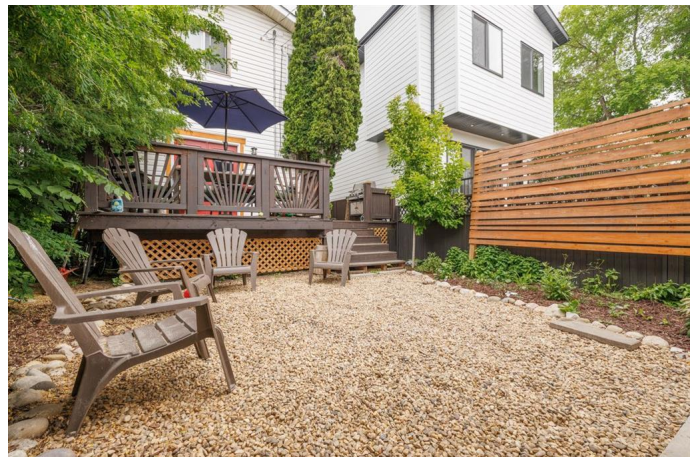
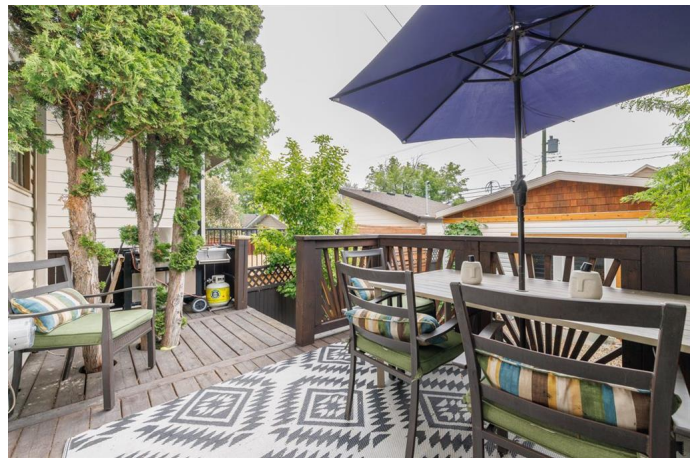
With three bedrooms and 1.5 baths, the layout is both practical and inviting. The spacious double detached garage (20' x 22') boasts 10-foot ceilings and French doors, making storage and access effortless. The partly finished basement adds versatility with a generous rec/family room and a functional laundry/utility area. The location is unbeatable—just steps from green spaces, minutes to Marda Loop's shops and cafes, 17th Avenue's vibrant dining and nightlife, and an easy commute downtown or to major roadways. This is more than a house—it's a lifestyle in one of Calgary's most sought-after neighborhoods.

Built in 1979

Essential Information

MLS® # A2250865

Price \$729,900



Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,249
Acres	0.06
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	2311 21 Avenue Sw
Subdivision	Richmond
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T0P4

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

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

Additional Information

Date Listed	August 22nd, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.