\$1,899,000 - 224 18a Street Nw, Calgary

MLS® #A2268533

\$1,899,000

5 Bedroom, 6.00 Bathroom, 2,756 sqft Residential on 0.08 Acres

West Hillhurst, Calgary, Alberta

Located on a quiet street in the inner-city community of West Hillhurst, this brand new 4+1 bedroom home, built by D & M Custom Homes, offers nearly 3700 sq ft of meticulously developed living space exhibiting top quality & exquisite attention to detail throughout. The open & airy main level presents wide-plank hardwood flooring, lofty ceilings & stylish light fixtures, showcasing the front dining area with ample space to host family & friends & kitchen that's beautifully finished with quartz counter tops, large waterfall island/eating bar, plenty of storage space & high-end appliance package. The living room is adjacent to kitchen & is anchored by an eye-catching floor to ceiling feature fireplace & built-ins. A mudroom & 2 piece powder room complete the main level. The second level hosts 3 spacious bedrooms, including one primary bedroom with walk-in closet & posh 6 piece ensuite with dual sinks, relaxing freestanding soaker tub & rejuvenating steam shower. The additional 2 bedrooms each have plenty of closet space & private 3 piece ensuite. A laundry room with sink & storage is conveniently situated in the hallway. The third level boasts a large bonus room with access to a rooftop patio. A second primary retreat on the third level is a true private oasis, boasting a large bedroom with huge walk-in closet & opulent 5 piece ensuite featuring a gorgeous vanity with dual sinks, relaxing freestanding soaker tub & oversized glass shower. Basement development includes a spacious family/media room with







wetbar, home gym, fifth bedroom & 4 piece bath. Outside, enjoy the back yard with deck & access to the triple detached garage that's roughed-in for heat. This stunning home is located just blocks to scenic Bow River pathways & West Hillhurst Community Association & is close to trendy Kensington, Riley Park, schools, SAIT, U of C, shopping & walking distance to the downtown core.

Built in 2025

Essential Information

MLS® # A2268533 Price \$1,899,000

Bedrooms 5
Bathrooms 6.00
Full Baths 5
Half Baths 1

Square Footage 2,756 Acres 0.08 Year Built 2025

Type Residential
Sub-Type Detached
Style 3 Storey
Status Active

Community Information

Address 224 18a Street Nw

Subdivision West Hillhurst

City Calgary
County Calgary
Province Alberta
Postal Code T2N 2G9

Amenities

Parking Spaces 3

Parking Tandem, Triple Garage Detached

of Garages 3

Interior

Interior Features Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, Double

Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting,

Soaking Tub, Walk-In Closet(s), Wet Bar

Appliances Bar Fridge, Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave,

Refrigerator, Washer, Wine Refrigerator

Heating In Floor, Forced Air

Cooling Rough-In

Fireplace Yes # of Fireplaces 1

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Fireplaces Gas
Has Basement Yes

Basement Full

Exterior

Exterior Features Private Entrance, Private Yard

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

Roof Asphalt Shingle

Construction Brick, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed November 3rd, 2025

Days on Market 2

Zoning R-CG

Listing Details

Listing Office RE/MAX First

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