

\$949,900 - 728 37 Street Nw, Calgary

MLS® #A2248305

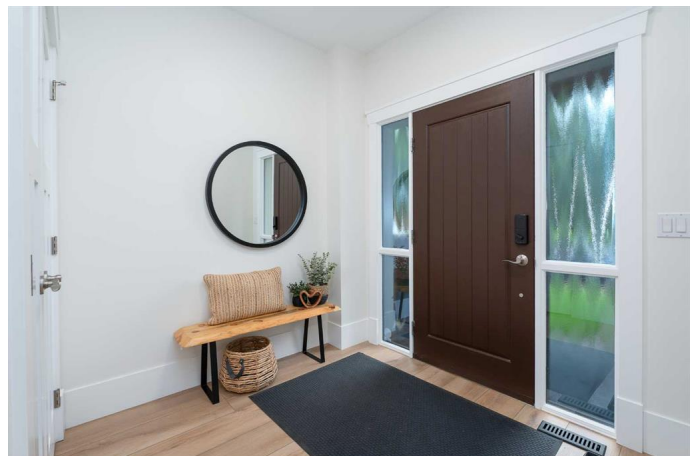
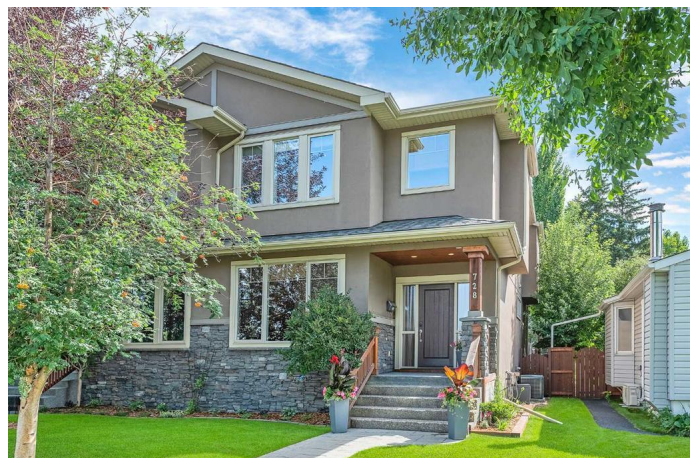
\$949,900

4 Bedroom, 4.00 Bathroom, 1,917 sqft

Residential on 0.07 Acres

Parkdale, Calgary, Alberta

Beautifully renovated 3+1 bedroom home in the established community of Parkdale, offering over 2800 sq ft of developed living space! The open & airy main level presents vinyl plank flooring & high ceilings, showcasing a lovely, updated kitchen tastefully finished with quartz counter tops & backsplash, refreshed contrasting cabinets, island/eating bar & new stainless steel appliances. A spacious dining area is open to the kitchen with ample space to host family & friends. The living room is the perfect space for gathering & is anchored by a new floor to ceiling fireplace. A private office is tucked away just off the foyer – ideal for a home office setup. A 2 piece powder room with new vanity & tile & a mudroom complete the main level. The second level with new carpeting hosts 3 bedrooms, a 4 piece bath & laundry room complete with cabinets, butcher counter top, sink & new LG combo washer/dryer. The primary bedroom with vaulted ceiling boasts a walk-in closet & private 5 piece ensuite with dual sinks, relaxing soaker tub & separate shower. Basement development includes vinyl plank flooring, a large family/media room, fourth bedroom with closet added & a 4 piece bath with new vanity & rejuvenating steam shower. Other notable features include central air conditioning, fresh paint & new LED lighting throughout. Outside, enjoy the beautifully landscaped front yard & back yard with deck & walkway with Timbertech composite decking, charming Tojagrid pergola & access to the



double detached garage. The location is incredibly convenient, close to picturesque Edworthy Park & Bow River pathways, schools, shopping, public transit plus Foothills & Children's Hospitals.

Built in 2008

Essential Information

MLS® #	A2248305
Price	\$949,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,917
Acres	0.07
Year Built	2008
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	728 37 Street Nw
Subdivision	Parkdale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 3B9

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz
-------------------	---

Appliances	Counters, Soaking Tub, Walk-In Closet(s), Recessed Lighting Built-In Oven, Central Air Conditioner, Dishwasher, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Window Coverings, European Washer/Dryer Combination
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

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

Additional Information

Date Listed	August 13th, 2025
Days on Market	10
Zoning	R-CG

Listing Details

Listing Office	RE/MAX First
----------------	--------------

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.