

\$895,000 - 2332 Erlton Place Sw, Calgary

MLS® #A2251361

\$895,000

3 Bedroom, 2.00 Bathroom, 1,902 sqft

Residential on 0.03 Acres

Erlton, Calgary, Alberta

Welcome to this beautifully maintained 3-storey brick townhome in the heart of Erlton, offering over 2,000 sq. ft. of finished living space, 3 bedrooms and an unbeatable inner-city location. From the charming curb appeal with its classic brick façade to the light-filled interior, this home blends timeless elegance with modern updates. The main floor features a spacious living/dining room with a gas fireplace and large windows overlooking the private balcony. The bright kitchen is a chef's delight with granite counters, stainless steel appliances, a gas cooktop with built in oven, and a cozy breakfast nook framed by bay windows.

Upstairs you'll find two generous bedrooms, a full 5-piece bathroom (cheater ensuite), and convenient laundry. The top level (3rd Floor) is dedicated to the primary retreat, complete with vaulted ceilings, a walk-in closet, a 4-piece spa-like ensuite, and a west facing private balcony perfect for morning coffee or an evening glass of wine.

The fully finished lower level offers a family room with wine room, plenty of storage, and direct access to the attached double garage. Upgrades include: humidifier, air conditioner, water softener, high efficiency furnace, heated garage, blackout blinds. Also includes: murphy bed, projector theatre system. Enjoy warm summer days on your sunny patio or take a short stroll to the river pathways, MNP Community and Sport Centre, Stampede Park, and the shops and restaurants of Mission.



With quick access to transit and downtown, this is the ideal home for those seeking low-maintenance luxury living in a prime location.

Built in 1999

Essential Information

MLS® #	A2251361
Price	\$895,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,902
Acres	0.03
Year Built	1999
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	2332 Erlton Place Sw
Subdivision	Erlton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 2Z4

Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Humidifier, Refrigerator, Washer

Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Partial

Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Low Maintenance
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 25th, 2025
Days on Market	7
Zoning	M-CG d87

Listing Details

Listing Office	RE/MAX Complete Realty
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