

\$2,750,000 - 3805 7a Street Sw, Calgary

MLS® #A2231899

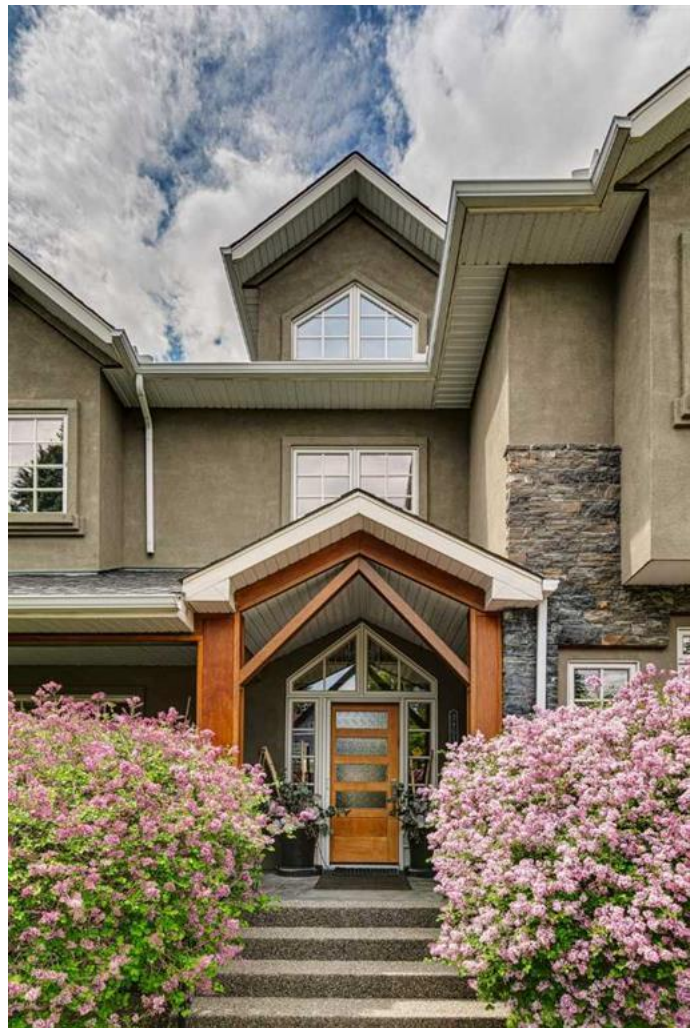
\$2,750,000

5 Bedroom, 5.00 Bathroom, 3,878 sqft

Residential on 0.14 Acres

Elbow Park, Calgary, Alberta

Open house Sunday July 6, 230-4pm. Superb layout and location for this elegant two story executive family home, offered at \$715 per square foot. This Air Conditioned home offers a fantastic layout for family life + entertaining with spacious principal rooms, high ceilings, loads of natural light + gorgeous hardwood flooring. Over 3800 square feet on the top two floors plus a totally developed lower level in an amazing location just down the street from the Elbow Park community center + tennis courts + a block from popular Elbow Park school. The main floor spaces include a spacious main floor office, comfortable living room + formal dining room + a fantastic great room set up at the entire back of the house with a huge family room open to the chefs kitchen with with professional-grade appliances all in mint condition, huge island, Shelf Genie organizers, casual dining area + highly functional butler pantry. An efficient mudroom at the rear entrance leads to the backyard + garage. Upstairs are four large bedrooms. Two share a Jack-and-Jill bathroom. The expansive primary bedroom includes a private balcony, sitting area, fireplace, large dressing rooms + a luxurious ensuite with a large dual vanity, whirlpool tub + newer steam shower. The lower level offers a large games room with polished concrete flooring, a self contained media room, an additional bedroom + bathroom + substantial storage room. The exquisitely landscaped lot with west facing backyard includes a large deck + a double



detached garage with refinished flooring, security bars, built-in organizers, and a heater. Recent updates include refinished main floor hardwood, a freshly painted exterior, a newer roof, upper-floor air conditioning, a security system, a tankless water heater + a reverse osmosis system. This quality built home is a must see!

Built in 2002

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2231899 |
| Price | \$2,750,000 |
| Bedrooms | 5 |
| Bathrooms | 5.00 |
| Full Baths | 4 |
| Half Baths | 1 |
| Square Footage | 3,878 |
| Acres | 0.14 |
| Year Built | 2002 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 3805 7a Street Sw |
| Subdivision | Elbow Park |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2T 2Y8 |

Amenities

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

Interior

| | |
|-------------------|--|
| Interior Features | Bookcases, Breakfast Bar, Island, Pantry, Soaking Tub, |
| Appliances | Dishwasher, Dryer, Freezer, Washer, Water Softener, Wine |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 3 |
| Fireplaces | Family Room, Gas, Living Room |
| Has Basement | Yes |
| Basement | Finished, Full |



Exterior

| | |
|-------------------|--|
| Exterior Features | Balcony, Private Yard |
| Lot Description | Back Lane, Back Yard, Landscaped, Rectangular Lot, See Remarks |
| Roof | Asphalt Shingle |
| Construction | Stone, Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 20th, 2025 |
| Days on Market | 11 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|--------------------------------|
| Listing Office | Real Estate Professionals Inc. |
|----------------|--------------------------------|

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.