\$999,900 - 2030 31 Street Sw, Calgary

MLS® #A2254816

\$999,900

4 Bedroom, 4.00 Bathroom, 1,983 sqft Residential on 0.07 Acres

Killarney/Glengarry, Calgary, Alberta

SIMPLY AMAZING! BEST PRICED **DETACHED INFILL in KILLARNEY! Discover** this stunning detached modern infill built in 2019, boasting over 2,800 sq ft of beautifully designed living space. The main floor features 9' ceilings, gleaming HARDWOOD floors, and a spacious kitchen with a MASSIVE WATERFALL ISLAND, PREP SINK, pantry, and abundant cabinetry. A formal front seating area flows into an open-concept layout, perfect for entertaining. The living room showcases a striking FLOOR TO CEILING STONE FIREPLACE with CUSTOM BUILT-INS, blending style and functionality. Upstairs, enjoy HARDWOOD flooring throughout, a Luxurious primary suite with a COZY FIREPLACE, VAULTED CEILINGS and a SPA-like ensuite featuring a STEAM SHOWER and LARGE SOAKER TUB and a large WALK-IN-CLOSET complete with upgraded BUILT-INS. The Spacious secondary bedrooms each come with their own WALK-IN-CLOSETS, and completing this level is a sleek and contemporary 4 Piece Bathroom and a convenient laundry area.. The fully finished basement offers a large WET BAR with an ISLAND, ample storage, a generous fourth bedroom, and a massive ENTERTAINMENT ROOM with a PROJECTOR and SCREEN. This exceptional infill is a must-see for refined urban living! This location is hard to beat, with a short walk to transit (LRT), Killarney Aquatic Center & conveniently located close to the vibrant







restaurants and shopping of 17th AVE! Call your favorite REALTOR to schedule a viewing today!

Built in 2019

Essential Information

MLS® # A2254816 Price \$999,900

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,983 Acres 0.07

Year Built 2019

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

Community Information

Address 2030 31 Street Sw Subdivision Killarney/Glengarry

City Calgary
County Calgary
Province Alberta
Postal Code T3E 2N2

Amenities

Parking Spaces 2

Parking Double Garage Detached

of Garages 2

Interior

Interior Features Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, Open

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

Appliances Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave, Range

Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 2

Fireplaces Bedroom, Family Room, Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard

Lot Description Back Lane, Back Yard

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 10th, 2025

Days on Market 55

Zoning R-CG

Listing Details

Listing Office Rhinorealty

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.