$499,990 - 3, 1508 22 Avenue Sw, Calgary

MLS® #A2221788
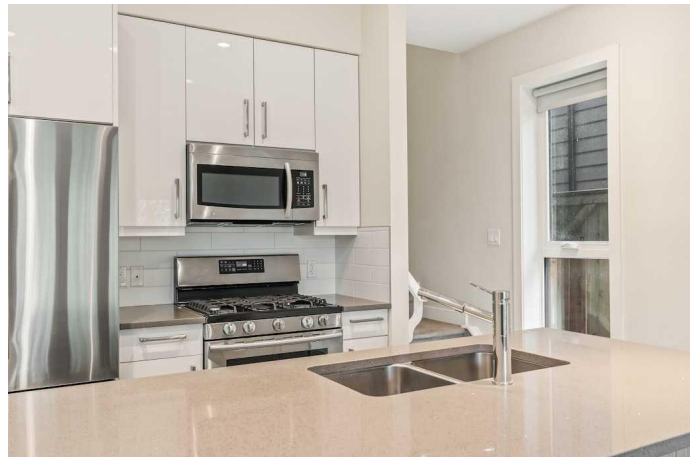
$499,990

2 Bedroom, 4.00 Bathroom, 1,127 sqft
Residential on 0.00 Acres

Bankview, Calgary, Alberta

Welcome to Uptown 6, where urban sophistication meets modern design in the heart of Bankview. This architecturally designed townhouse by Richard Davignon offers 1,127 sq ft of beautifully appointed living space, featuring an open-concept layout with 2 spacious bedrooms, each with its own ensuite, and 2 full and 2 half baths. The main floor is warm and inviting, showcasing a gas fireplace flanked by custom built-ins and a built-in wine fridge—perfectly blending function and upscale design. The gourmet kitchen is a true showpiece—an elegant blend of style and function—complete with stainless steel appliances, granite countertops, a designer tiled backsplash, and sleek high-gloss flat panel cabinetry. Whether you're hosting friends or simply enjoying a quiet evening in, this space invites culinary adventures with every meal. Downstairs, the fully finished basement offers added versatility with additional custom built-ins in the expansive rec room, dedicated laundry, and ample storage—perfect for staying organized while maximizing your living space. A large private deck with a gas line for your BBQ is ideal for summer entertaining, while the secure single-car attached garage with storage adds everyday convenience. Set in one of Calgary's most vibrant inner-city communities, this home is just steps from the shops, restaurants, and nightlife of 17th Avenue, minutes to the downtown core, and walking distance to parks, tennis courts,

off-leash areas, and bike paths. Bankview blends historic charm with a youthful, creative energyâ€"offering an active, connected lifestyle with access to everything you need right at your doorstep.

Built in 2012

Essential Information

MLS® #	A2221788
Price	$499,990
Bedrooms	2
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	1,127
Acres	0.00
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	3, 1508 22 Avenue Sw
Subdivision	Bankview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 0R5

Amenities

Amenities	None
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Breakfast Bar, Built-in Features, Granite Counters, High Ceilings,

	Kitchen Island, Open Floorplan, Recessed Lighting
Appliances	Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Barbecue, BBQ gas line, Private Entrance
Lot Description	Front Yard, Landscaped, Low Maintenance Landscape, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 15th, 2025
Days on Market	11
Zoning	M-CG

Listing Details

Listing Office	Century 21 Bamber Realty LTD.