

# \$799,900 - 1419 15 Street Se, Calgary

MLS® #A2232607

**\$799,900**

3 Bedroom, 2.00 Bathroom, 1,111 sqft

Residential on 0.07 Acres

Inglewood, Calgary, Alberta

\*\*\* OPEN HOUSE SUN JUNE 29TH , 1-3PM

\*\*\*Tucked away on a peaceful street in one of Calgary's most walkable and vibrant communities, this rare 3 bedroom & 2 bath gem in Inglewood offers a lifestyle steeped in history, beauty, and convenience. With RC-2 zoning and the Bow River Pathway just steps away, this one and a-half-storey character home is a special find, the kind of place that feels like home the moment you walk in. The main floor greets you with a blend of timeless elegance and subtle updates that honour the past while embracing the present. High ceilings, wainscoting, and original sliding pocket doors create a sense of heritage and grace. In the dining room, a lovingly preserved built in china cabinet dating back over a century stands as a quiet reminder of the home's rich story a perfect backdrop for holiday dinners or Sunday brunches with family. The family room centres around a cozy fireplace that makes the space feel welcoming year round, while luxury vinyl plank flooring adds durability with a refined touch. The kitchen is filled with natural light and thoughtfully remodelled with Brazilian quartz countertops, a butler's pantry, and seamless access to a spacious back deck. Step outside to find a private backyard shaded by mature lilac trees , a charming retreat where spring blooms are met with birdsong and the soft rustle of leaves. Upstairs, two inviting bedrooms share a beautifully renovated bathroom with stylish finishes,



offering a peaceful space to unwind after a day exploring the neighbourhood. The fully finished lower level expands the living space with a large recreation room, an additional bedroom, and a full 3 piece bath, ideal for guests, a home office, or a future suite setup with side entry door ( A secondary suite would be subject to approval and permitting by the city/ municipality). Living in Inglewood means having the best of both worlds: tranquil nature and buzzing culture. Youâ€™re walking distance to the Inglewood Bird Sanctuary, Calgary Zoo, and riverside parks, while just moments from craft breweries, locally loved shops, and some of Calgaryâ€™s most highly rated restaurants. Whether youâ€™re sipping coffee on the porch or heading out for an evening in the city, this home offers a lifestyle thatâ€™s rich in character, charm, and connection. Don't miss your chance to own a piece of Calgary's heritage and Calgary's most distinctive desirable communities.

Built in 1916

**Essential Information**

MLS® #	A2232607
Price	\$799,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,111
Acres	0.07
Year Built	1916
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

**Community Information**

Address	1419 15 Street Se
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Subdivision	Inglewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 3L6

### **Amenities**

Parking Spaces	2
Parking	Front Drive, Oversized, Single Garage Detached
# of Garages	1

### **Interior**

Interior Features	Built-in Features, Central Vacuum, Crown Molding, Kitchen Island, Natural Woodwork, Open Floorplan, Quartz Counters, See Remarks, Separate Entrance
Appliances	Dishwasher, Dryer, Electric Cooktop, Oven-Built-In, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Garden, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Level, Many Trees, Private, Rectangular Lot, Street Lighting, Treed
Roof	Asphalt Shingle
Construction	Cedar, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 20th, 2025
Days on Market	16
Zoning	R-CG

### **Listing Details**

Listing Office	eXp Realty
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