

# \$1,098,890 - 155 35 Street Nw, Calgary

MLS® #A2218759

**\$1,098,890**

3 Bedroom, 2.00 Bathroom, 1,345 sqft  
Residential on 0.11 Acres

Parkdale, Calgary, Alberta

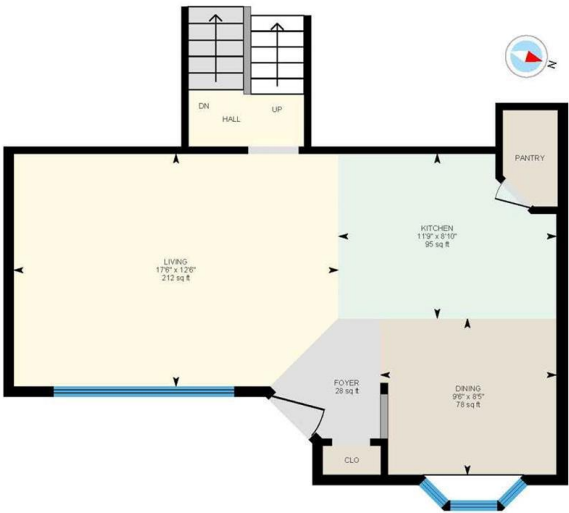
155 35 Street NW | Location Location Location  
| R-CG Level Lot With A Back Lane In The  
Heart Of Parkdale |  
Conveniently Located In The Desirable  
Community Of Parkdale | On A Quiet Street  
With Easy Access To All Major Arteries | Close  
To Downtown, Foothills Hospital, Alberta  
Cancer Centre, Cumming School of Medicine,  
Children’s Hospital, University of Calgary  
& SAIT | Enjoy A Short Stroll To Nearby Parks,  
Playgrounds, Community Skating Rink, & Bow  
River Pathways | Shopping Options Are  
Plentiful With Market Mall, University District &  
Kensington Just Minutes Away.

Built in 1982

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2218759      |
| Price          | \$1,098,890   |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 1,345         |
| Acres          | 0.11          |
| Year Built     | 1982          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

## Community Information



|             |                  |
|-------------|------------------|
| Address     | 155 35 Street Nw |
| Subdivision | Parkdale         |
| City        | Calgary          |
| County      | Calgary          |
| Province    | Alberta          |
| Postal Code | T2N 2Z2          |

### Amenities

|                |                                                                                |
|----------------|--------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                              |
| Parking        | Alley Access, Driveway, Front Drive, Garage Faces Rear, Single Garage Detached |
| # of Garages   | 1                                                                              |

### Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Pantry                                                             |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                            |
| Cooling           | None                                                               |
| Has Basement      | Yes                                                                |
| Basement          | Full, Partially Finished                                           |

### Exterior

|                   |                                                          |
|-------------------|----------------------------------------------------------|
| Exterior Features | Private Yard, Storage                                    |
| Lot Description   | Back Lane, Back Yard, Front Yard, Rectangular Lot, Treed |
| Roof              | Asphalt Shingle, Membrane, Other                         |
| Construction      | Vinyl Siding, Wood Frame                                 |
| Foundation        | Poured Concrete                                          |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 15th, 2025 |
| Days on Market | 32             |
| Zoning         | R-CG           |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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.