

\$845,000 - 2340 54 Avenue Sw, Calgary

MLS® #A2267956

\$845,000

4 Bedroom, 2.00 Bathroom, 1,072 sqft
Residential on 0.14 Acres

North Glenmore Park, Calgary, Alberta

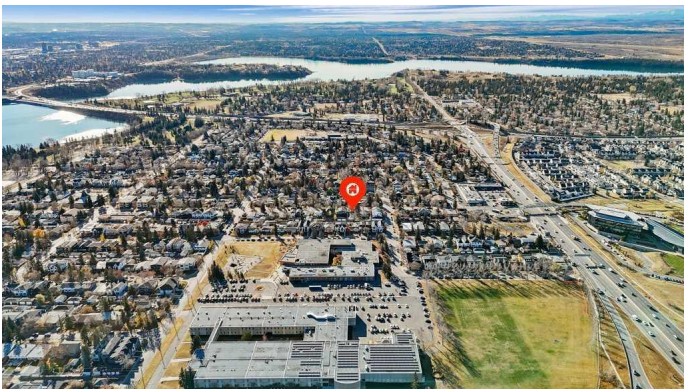
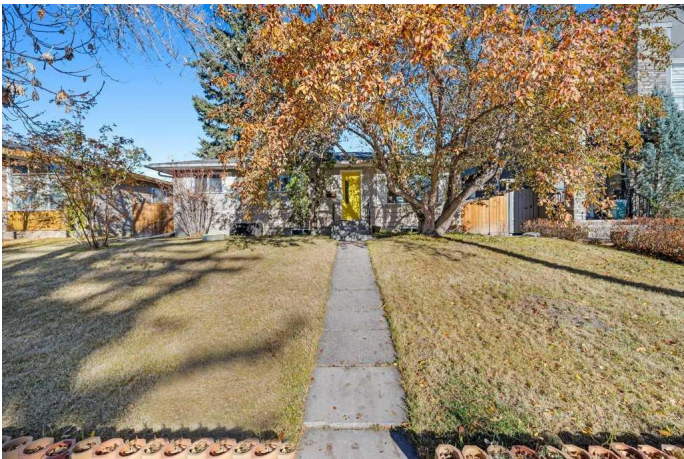
Tucked away in highly desirable North Glenmore, this 1959 bungalow is a true gem. Set on a generous 52' — 117 ft lot with RC-G zoning, it offers flexibility for future development. The home has been tastefully updated with a custom kitchen, a sunny rear deck perfect for entertaining, and an extended garage providing plenty of storage or workshop space. The finished basement adds versatility with its own bedroom and kitchen. Ideal for guests, multi-generational living, or added income potential.

Just steps from Glenmore Athletic Park and the Reservoir, with easy access to Crowchild Trail, this location offers a rare blend of quiet residential living and unbeatable city connectivity.

Built in 1959

Essential Information

MLS® #	A2267956
Price	\$845,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,072
Acres	0.14
Year Built	1959
Type	Residential



Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	2340 54 Avenue Sw
Subdivision	North Glenmore Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 1M1

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Storage
Appliances	Dishwasher, Gas Range, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	October 30th, 2025
Days on Market	6
Zoning	R-CG

Listing Details

Listing Office	MaxWell Capital Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.