

\$1,445,000 - 1104 Trafford Drive Nw, Calgary

MLS® #A2220285

\$1,445,000

4 Bedroom, 3.00 Bathroom, 3,028 sqft

Residential on 0.17 Acres

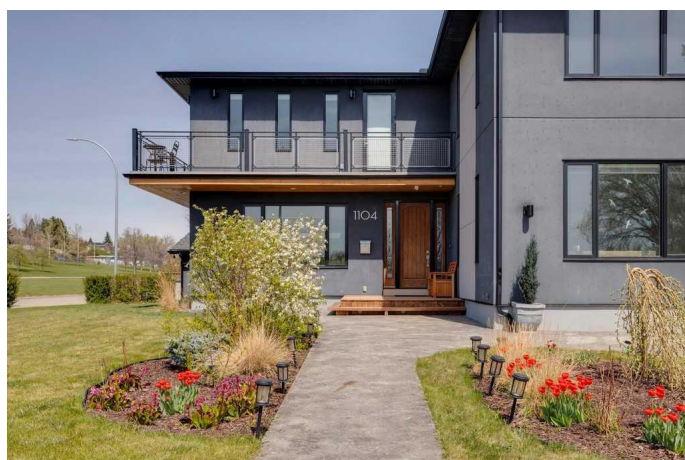
Thornccliffe, Calgary, Alberta

RARELY DOES SUCH AN AMAZING HOME COME ON THE MARKET. Spacious, open-plan two storey on a huge corner lot facing Egert's Park. There's a view from almost every room! The main floor offers a GREAT ROOM with a gas fireplace flanked by windows looking out to the park. CHEF'S DREAM KITCHEN " gas stove, centre island sink and breakfast bar seating, walk-in pantry, bar space with wine fridge next to the dining area. MAIN FLOOR DEN/OFFICE for those who work at home. FAMILY ROOM perfect for kids or teens. Upstairs you'll a PRIMARY BEDROOM with walk-in closet, spa like 5 piece bath, and wrap around balcony. Two other bedrooms, a full bath and laundry complete this level. The basement is fully finished too with rec room, 4th bedroom and bath, gym area, and space for a future wine room. Double attached and single detached garage, Ideal for the "car guy".

Built in 1957

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2220285 |
| Price | \$1,445,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 3,028 |



| | |
|------------|-------------------|
| Acres | 0.17 |
| Year Built | 1957 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 1 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 1104 Trafford Drive Nw |
| Subdivision | Thorncliffe |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2K 2T8 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 5 |
| Parking | Concrete Driveway, Double Garage Attached, Garage Door Opener, Single Garage Detached |
| # of Garages | 3 |

Interior

| | |
|-------------------|--|
| Interior Features | Bar, Breakfast Bar, Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, Jetted Tub, Kitchen Island, Open Floorplan, See Remarks, Vaulted Ceiling(s), Wired for Data |
| Appliances | Bar Fridge, Central Air Conditioner, Dishwasher, Garburator, Microwave, Refrigerator, Washer/Dryer Stacked, Built-In Gas Range, Disposal |
| Heating | In Floor, Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Private Yard, Lighting |
| Lot Description | City Lot, Corner Lot, Front Yard, Landscaped, Lawn, See Remarks, Street Lighting, Views |
| Roof | Asphalt Shingle |

| | |
|--------------|---------------------------------|
| Construction | Stucco, Wood Frame, See Remarks |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 16th, 2025 |
| Days on Market | 29 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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