

# \$509,900 - 102, 3605 16 Street Sw, Calgary

MLS® #A2213732

**\$509,900**

2 Bedroom, 2.00 Bathroom, 954 sqft

Residential on 0.00 Acres

Altadore, Calgary, Alberta

Live in the heart of Calgary's most vibrant inner-city hotspot! Welcome to #102 at 3605 16 Street NW—a stunning townhome in the trendy, sought-after community of Altadore/Marda Loop. With 2 spacious bedrooms, 2 full bathrooms, and a heated garage, this 952 sq ft home is designed to impress. From the moment you walk in, you'll be wowed by soaring ceilings, herringbone-patterned luxury vinyl plank floors, and natural light pouring in through oversized windows. The chef-inspired kitchen is a showstopper with sleek quartz countertops, a gas range, and a large island perfect for entertaining. Enjoy morning coffee or evening wine on your balcony complete with gas BBQ hookup, then retreat to your serene primary suite with upgraded custom California closets and a luxe ensuite. The second bedroom and full bath offer flexibility for guests, roommates, or your dream home office. In-suite laundry, water softener, rough-in A/C, and a heated single-car garage complete the package. Best of all? You're just steps from Marda Loop's coolest cafes, shops, parks, and nightlife. Upgrades include custom California closets and wall paneling. Don't miss your chance to own in one of Calgary's most exciting neighborhoods. This is city living at its finest—book your private showing today!

Built in 2020

## Essential Information



MLS® #	A2213732
Price	\$509,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	954
Acres	0.00
Year Built	2020
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Level Split
Status	Active

### Community Information

Address	102, 3605 16 Street Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 6X9

### Amenities

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

### Interior

Interior Features	Closet Organizers, Kitchen Island, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Rough-In
# of Stories	3
Basement	None

### Exterior

Exterior Features	Balcony
Lot Description	Back Lane, See Remarks

Roof	Tar/Gravel
Construction	Brick, Concrete, Stucco, Wood
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 1st, 2025
Days on Market	4
Zoning	M-C1

**Listing Details**

Listing Office	Greater Property Group
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