

\$449,000 - 33, 228 Theodore Place Nw, Calgary

MLS® #A2255144

\$449,000

2 Bedroom, 4.00 Bathroom, 1,504 sqft
Residential on 0.00 Acres

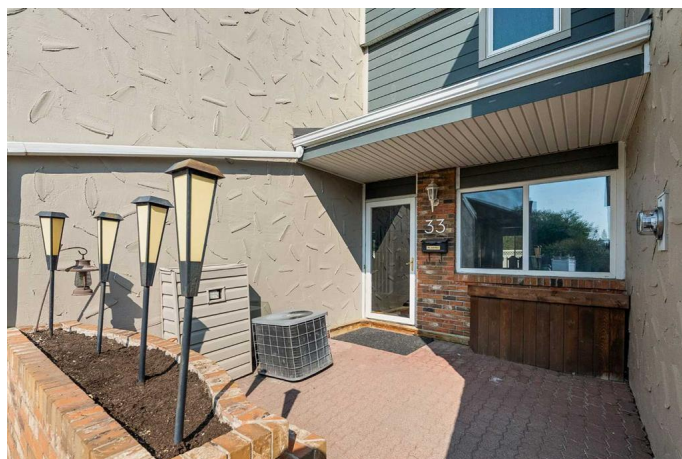
Thornccliffe, Calgary, Alberta

Welcome to this stunning corner-unit townhome in the highly sought-after community of Thornccliffe. Offering a spacious open-concept design with a separate dining room and hardwood throughout the living spaces and bedrooms, this home is as stylish as it is functional. Both bedrooms serve as primary suites, each with direct access to its own bathroom – including a jetted tub in the second ensuite – making it perfect for privacy and convenience. Enjoy year-round comfort with a central A/C unit, plus a brand-new hot water tank for peace of mind. Outdoors, the backyard backs onto greenspace with no neighbours directly behind, creating a private and relaxing retreat for entertaining. Parking is never an issue with an extra stall right in front of the home in addition to the double side-by-side attached garage. With 2 bedrooms, 2 full baths, and 2 half baths, this home is ideal for first-time buyers or growing families looking for the perfect blend of comfort, function, and community living.

Built in 1976

Essential Information

MLS® #	A2255144
Price	\$449,000
Bedrooms	2
Bathrooms	4.00



Full Baths	3
Half Baths	1
Square Footage	1,504
Acres	0.00
Year Built	1976
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	33, 228 Theodore Place Nw
Subdivision	Thorncliffe
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K5S1

Amenities

Amenities	None
Parking Spaces	3
Parking	Double Garage Attached, Front Drive, Garage Door Opener, Garage Faces Front, Stall, Side By Side
# of Garages	2

Interior

Interior Features	Beamed Ceilings, Ceiling Fan(s), Central Vacuum, Double Vanity, Jetted Tub, Laminate Counters, Wet Bar
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Brick Facing, Gas, Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Concrete, Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	September 11th, 2025
Days on Market	7
Zoning	M-C1 d75

Listing Details

Listing Office	The Real Estate District
----------------	--------------------------

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.