

# \$775,000 - 1740 Westmount Road Nw, Calgary

MLS® #A2226225

**\$775,000**

2 Bedroom, 3.00 Bathroom, 1,668 sqft

Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

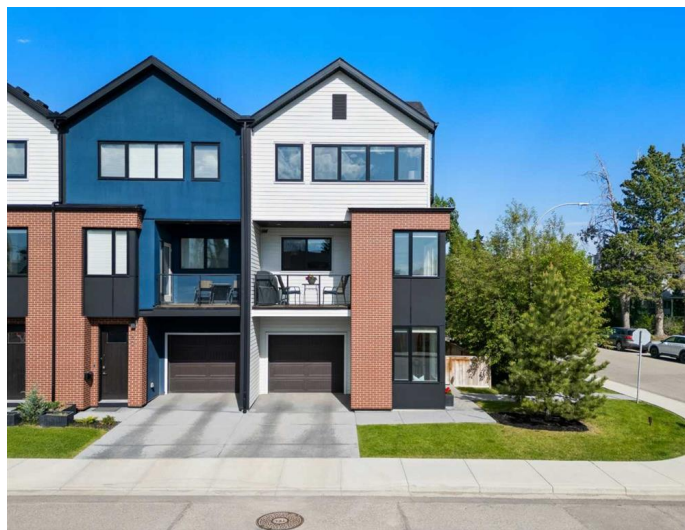
If you're a young professional or urban dweller looking to live in the heart of it all—without compromising on style or privacy—this is the one.

Part of a boutique development, this end unit offers extra space, extra sunlight, and extra style. The architecture leans Scandinavian: clean lines, airy design, a neutral palette, and wall-to-wall triple-pane windows that flood the home with south and west light. It's sleek, refined, and feels more like a modern single-family home than a townhome.

You'll love the thoughtful layout—open, yet filled with intentional spaces.

The main floor boasts soaring ceilings, a floating gas fireplace with custom built-ins, and a chef-inspired kitchen complete with a 10' quartz island, gas range,

temperature-controlled wine fridge, and under-cabinet lighting. The dining area is wrapped in windows and bathed in sunlight—ideal for dinner parties or casual brunches. Step out onto the west-facing balcony for morning coffee or evening BBQs. The light and lines create a gallery-like atmosphere as you ascend the staircase to the upper landing. Here you'll find a well-appointed main bathroom with its own window, a conveniently located laundry area, and two bedrooms. The primary suite is a true retreat, featuring a wall of windows, a spacious walk-in closet with custom built-ins, and a vaulted ceiling that continues into the spa-like ensuite with dual sinks and a glass-enclosed



steam showerâ€”the perfect way to end your day.

The second bedroom has been cleverly outfitted with a California Closet custom Murphy bed and wall unit, making it equally functional as a guest room, home office, or studio.

Built-in speakers with wireless compatibility are integrated throughout the home, allowing you to set the mood with music whether you're hosting or unwinding.

On the entry level, discover stunning hexagon inlaid tile, a flexible room currently used as a home gym, access to the fenced yard, and an attached garage equipped with 240V power for EV charging.

Step outside to your private, sun-soaked outdoor oasisâ€”fully fenced, bathed in south and west light, yet made tranquil with the privacy of mature trees. It's the perfect setting for evening gatherings or lazy weekend lounging.

With central A/C and high-end finishes throughout, this home is truly move-in ready. Best of all, youâ€™re just steps from the Bow River Pathway, offering a beautiful and efficient commute downtown, and close to the cafÃ©s, boutiques, and restaurants that make the Kensington and Hillhurst area one of Calgaryâ€™s most beloved inner-city communities.

This is more than just a homeâ€”itâ€™s a lifestyle. Come experience it.

Built in 2016

**Essential Information**

MLS® #	A2226225
Price	\$775,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2

Half Baths	1
Square Footage	1,668
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	1740 Westmount Road Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 3M3

### Amenities

Amenities	None
Parking Spaces	2
Parking	220 Volt Wiring, Concrete Driveway, Single Garage Attached, Garage Faces Side
# of Garages	1

### Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Recessed Lighting
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Range, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

### Exterior

Exterior Features	Balcony, Private Yard
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Lot Description	Back Yard, Corner Lot, Lawn, Low Maintenance Landscape, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 2nd, 2025
Days on Market	11
Zoning	M-CG d81

### **Listing Details**

Listing Office	RE/MAX First
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