



4112 8 Street SW
Calgary, Alberta

MLS # A2319620

\$1,899,000



Division:	Elbow Park		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,337 sq.ft.	Age:	1912 (114 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.17 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Landscaped, Level, Treed		

Heating:	Boiler, In Floor, Hot Water, Natural Gas	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Stone, Stucco	Zoning:	R-CG
Foundation:	See Remarks	Utilities:	-
Features:	Granite Counters, No Smoking Home		

Inclusions: N/A

Located in one of Calgary's most sought-after inner-city neighbourhoods, this beautifully preserved character home combines early 20th-century charm with modern comfort. Set on a quiet corner lot one block from the Elbow River, it features a cut sandstone exterior, original radiators, alongside upgrades such as in-floor heating, a sauna, and steam room. Enjoy exceptional outdoor living with a large east-facing deck shaded by a mature apple tree and a spacious west-facing veranda. Hardwood and tile flooring run throughout, while fireplaces on two levels add warmth and character. Just a few minutes from Sandy Beach, Stanley Park, Britannia Plaza, Mission, Marda Loop, Downtown Calgary, and top-rated schools, this is a rare opportunity to own a distinctive character home in an outstanding location. You will not be disappointed in this four-bedroom up with a private backyard and a double garage.