

\$799,000 - 3729 Richmond Road Sw, Calgary

MLS® #A2238554

\$799,000

4 Bedroom, 4.00 Bathroom, 1,896 sqft

Residential on 0.07 Acres

Killarney/Glengarry, Calgary, Alberta

Experience elevated living in this masterfully designed, newly constructed farmhouse-inspired duplex, nestled in the heart of the coveted community of Rutland Park. Thoughtfully envisioned by award-winning interior designer Rochelle Cote, this 4-bedroom, 3.5-bathroom residence seamlessly blends modern sophistication with timeless charm, delivering an unparalleled standard of luxury and craftsmanship. From the moment you step inside, you are welcomed by an abundance of natural light, exquisite feature walls, and carefully curated details that infuse character and warmth throughout. The open-concept main floor is a masterpiece for entertaining, anchored by a stunning chef's kitchen outfitted with top-of-the-line stainless steel appliances, a striking waterfall-edge quartz island, and handcrafted wood shelving that beautifully balances rustic charm with contemporary elegance. The adjacent living area is both inviting and refined, showcasing a floor-to-ceiling tiled gas fireplace framed by custom-built-ins perfect for cozy family evenings or sophisticated gatherings. At the rear, a thoughtfully designed mudroom with custom storage, bench seating, and built-in closets offers functional style for daily living, while the chic powder room, adorned with bold designer wallpaper and a sculptural vessel sink, makes an unforgettable impression on guests. Upstairs, retreat to a luxurious primary suite that feels like a private sanctuary. Here,



soaring vaulted ceilings, a meticulously crafted walk-in closet, and a spa-inspired ensuite await, complete with an elegant freestanding soaker tub, frameless glass rain shower, floor-to-ceiling designer tilework, and dual vanities for a true indulgence in everyday living. Two additional spacious bedrooms, a beautifully appointed full bath, and a dedicated laundry room complete the upper floor, offering both style and practicality. The fully developed lower level provides an expansive recreational space, featuring a built-in wet bar for effortless entertaining, a fourth bedroom ideal for guests or a home office, and a full bathroom, all designed with the same attention to detail and high-end finishes seen throughout the home. Step outside to your private patio and fully fenced south-facing backyard, a sunlit oasis perfect for al fresco dining, summer entertaining, or tranquil moments of relaxation. Additional highlights include 9-foot ceilings, wide-plank hardwood flooring, rough-ins for A/C and security cameras, and an EV-ready double garage with electrical pre-wiring for a future charger.

Set in a premium location just moments from top-rated schools, Mount Royal University, lush parks, Marda Loop, Westhills Shopping Centre, and Glenmore Athletic Park, this exceptional home offers the perfect blend of urban convenience and neighborhood charm. With easy access to downtown Calgary, Crowchild Trail, and Glenmore Trail, this is a rare opportunity to own a home where thoughtful design, luxury, and lifestyle come together beautifully.

Built in 2022

Essential Information

MLS® #	A2238554
Price	\$799,000
Bedrooms	4

Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,896
Acres	0.07
Year Built	2022
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	3729 Richmond Road Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 4P1

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Bookcases, Built-in Features, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 18th, 2025
Days on Market	75
Zoning	R-CG

Listing Details

Listing Office	Real Broker
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