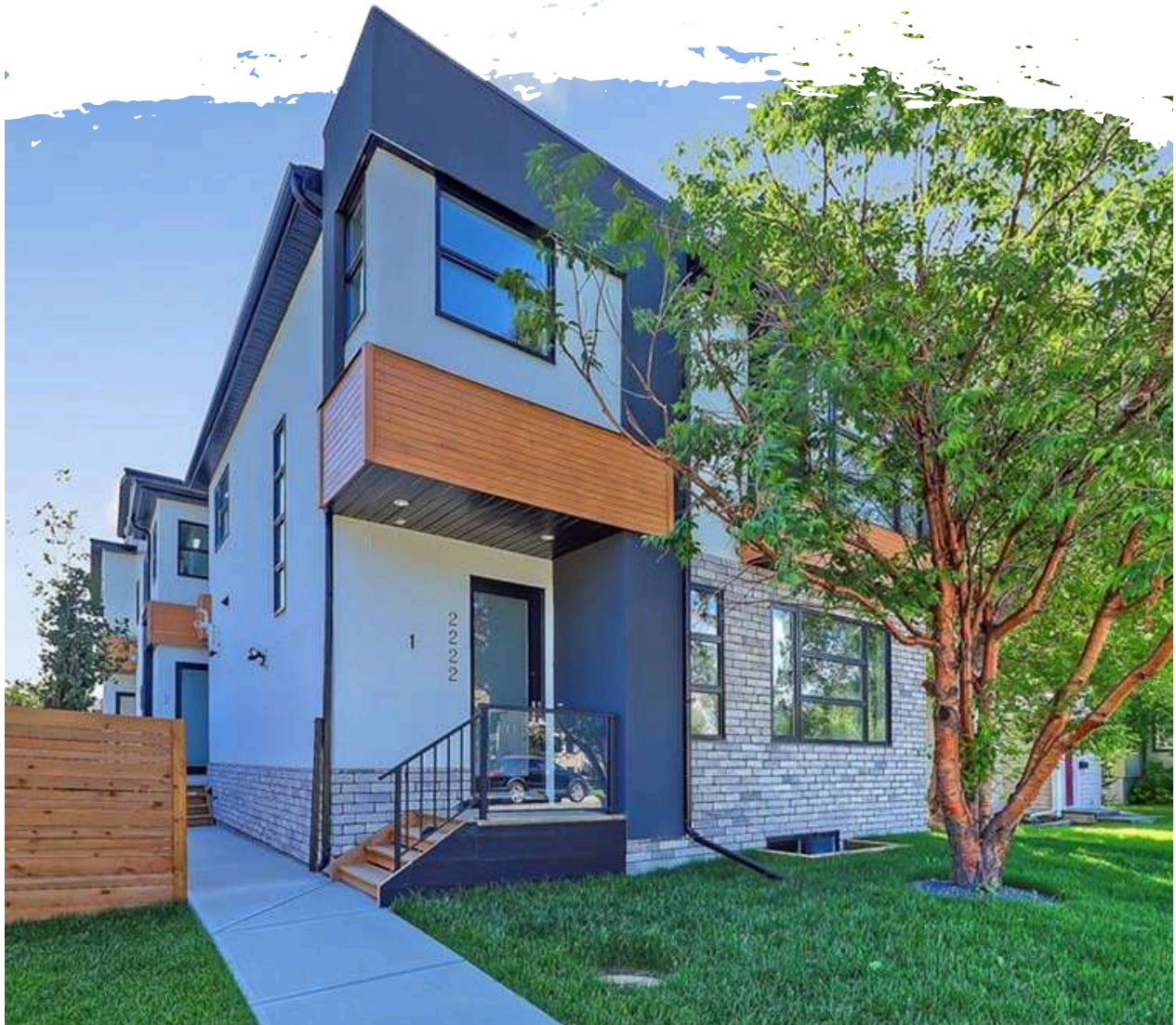


# Richmond

## Unit 2 - 2222 24A Street SW



—THE  
**McKELVIE**  
—GROUP.com

real  
Real Broker



MacKenzie Robertson

403-512-7084

[mackenzie@themckelviigroup.com](mailto:mackenzie@themckelviigroup.com)

[themckelviigroup.com](http://themckelviigroup.com)

# Unit 2 - 2222 24A Street SW

Presenting an exceptional Richmond townhome where thoughtful design meets prime inner-city positioning, this is the kind of property that defines turnkey ownership. Wrapped in timeless brick and stucco, this lovingly maintained home offers beautifully proportioned interiors.

Wide-plank hardwood floors flow seamlessly throughout; while soaring ceilings add a sense of grandeur to the open-concept layout, striking the perfect balance between comfortable daily living and effortless entertainment.

At the heart of the home, the kitchen commands attention with its marble quartz countertops, recently updated stainless steel appliances, and generous central island that naturally becomes the gathering point for slow mornings, and evening wind downs. With a roomy corner pantry and a quiet home office tucked away, this townhome offers everyday practicality that modern designs often overlook.

Ascending upstairs, three beautifully appointed bedrooms are centered around a primary suite that promises quiet respite. Here, a walk-in closet offers ample organization, while the updated ensuite fit with a jetted tub, delivers spa-like serenity after demanding days. The thoughtfully placed laundry room on this upper floor eliminates unnecessary trips, a luxury of convenience that our sellers have appreciated daily.

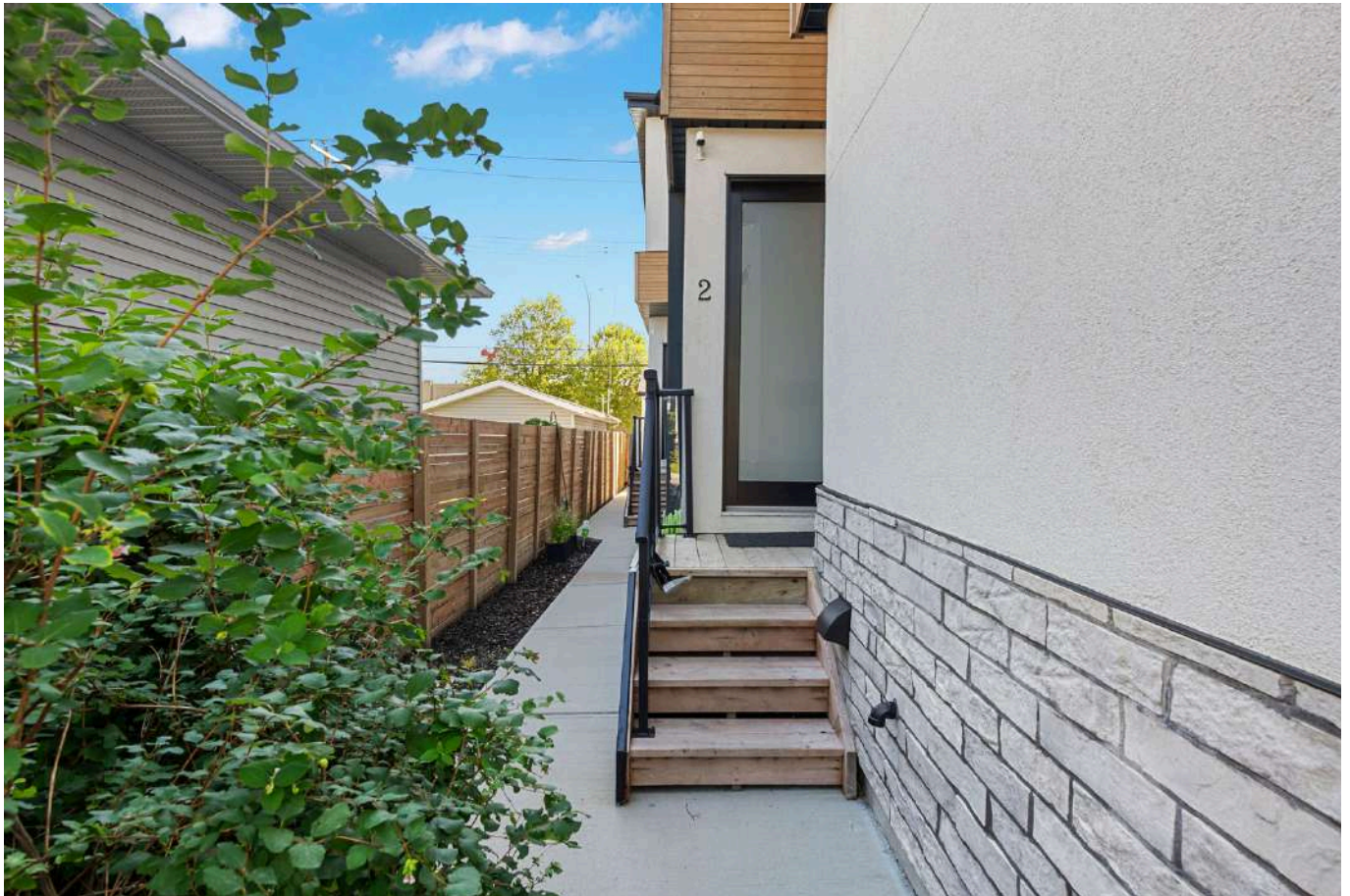
Downstairs, the finished basement extends possibilities with a media-ready family room perfect for casual gatherings and a wet bar that elevates any occasion. The fourth bedroom provides valuable guest accommodation, the opportunity for a second home office, or fitness space, adapting to whatever your lifestyle requires. The detached garage ensures secure parking while the low maintenance exterior preserves precious weekend time.

This home has been lovingly maintained, with all major systems recently serviced, including the furnace, air conditioning, and hot water tank, plus new CO<sub>2</sub> and smoke detectors throughout, ensuring comfort, safety, and peace of mind for the next owners. Richmond positions you minutes from Marda Loop's culinary and shopping scene, offers seamless downtown access, and connects to Calgary's extensive network, blending urban sophistication with neighborhood authenticity. For its new owners, enjoy walkable streets, beloved cafés, welcoming neighbors, and a rich, established community.













**2222 24A Street SW # 2 Calgary, AB T3E1V8**

**Residential**  
**Active**

**A2250845**

**DOM:** 0  
**LP:** \$699,900.00  
**OP:** \$699,900.00

**PD:**



<b>Class:</b>	Row/Townhouse	<b>City:</b>	Calgary
<b>County:</b>	Calgary	<b>Subdivision:</b>	Richmond
<b>Type:</b>	Triplex	<b>Ttl Beds:</b>	4
<b>Levels:</b>	Two	<b>F/H Bth:</b>	3/1
<b>Year Built:</b>	2018	<b>RMS SQFT:</b>	1,707.35
<b>LINC#:</b>	<a href="#">0038393542</a>	<b>LP/SF:</b>	\$409.93
<b>Arch Style:</b>	2 Storey, Attached-Side by Side	<b>Suite:</b>	No
<b>Possession:</b>	60 Days / Neg	<b>Lot Size:</b>	SF  SM
<b>Lot Dim:</b>		<b>Lot Depth:</b>	M'
<b>Front Length:</b>		<b>Lot:</b>	
<b>Legal Desc:</b>	1911632;2	<b>Condo:</b>	Yes
<b>Legal Pln:</b>	1911632	<b>Blk:</b>	
<b>Zoning:</b>	M-CG d72	<b>Tax Amt/Yr:</b>	\$4,533.00/2025
<b>Title to Lnd:</b>	Fee Simple	<b>Loc Imp Amt:</b>	
<b>Disclosures:</b>	Contact Agent for Details, No Disclosure	<b>Front Exp:</b>	W
<b>Restrict:</b>	None Known		

Recent Change: **08/23/2025 : NEW**

**Public Remarks:** Combining modern comfort with an unbeatable inner-city location, this Richmond residence offers a lifestyle that feels both elevated and effortlessly livable. Wrapped in timeless brick and stucco, this lovingly maintained home gives way to beautifully proportioned interiors where wide-plank hardwood floors flow seamlessly throughout, and lofty 9-foot ceilings add a sense of grandeur to the bright, modern design. The main floor is designed with both comfort and connection in mind, its open-concept layout anchored by a charming fireplace framed with custom built-ins, striking the perfect balance between comfortable daily living and effortless entertainment. At the heart of the home, the kitchen commands attention with its marble quartz countertops, recently updated stainless-steel appliances, and generous central island that naturally becomes the gathering point for slow mornings and evening wind-downs. With a roomy corner pantry and a dedicated office tucked quietly away, this space offers an everyday practicality that modern designs often overlook, ideal for work-from-home days or a serene reading nook. Upstairs, two beautifully appointed bedrooms are centered around a primary suite that promises quiet respite, complete with walk-in closet and spa-like ensuite fitted with a jetted tub that delivers serenity after demanding days. The thoughtfully placed laundry room on this floor eliminates unnecessary trips, and has been a luxury of convenience the current owners have appreciated daily. Downstairs, the fully finished basement extends possibilities with a media-ready family room perfect for casual gatherings and a wet bar that elevates any occasion. The fourth bedroom provides valuable flexibility, guest accommodation, second home office, or fitness space, adapting to whatever your lifestyle requires. The detached garage ensures secure parking while low-maintenance landscaping preserves precious weekend time. This home has been lovingly maintained, with all major systems recently serviced, including furnace, air conditioning, and hot water tank, plus new CO2 and smoke detectors throughout, ensuring comfort, safety, and peace of mind for the next owners. Living in Richmond positions you minutes from Marda Loop's culinary and shopping scene, offers seamless downtown access, and connects to Calgary's extensive pathway network. From here, enjoy walkable streets leading to beloved cafés, welcoming neighbors, and a rich, established community that blends urban sophistication with neighborhood authenticity.

**Directions:**

**Rooms & Measurements**

	1P	2P	3P	4P	5P	6P			Main:	77.98	Mtr2	839.38	SqFt
Baths:	0	1	0	2	0	0	Bed Abv:	3	Upper:	80.64	Mtr2	867.97	SqFt
EnSt Bth:	0	0	0	0	1	0	Rms Abv:	7	Blw Grade:	58.70	Mtr2	631.90	SqFt
Garage Dims (L x W):	10`3" x 19`3"								Total AG:	158.62	Mtr2	1,707.35	SqFt

**Garage Dims (L x W):** 10' 3" x 19' 3"

**Property Information**

<b>Basement:</b>	Finished, Full	<b>Laundry Ft:</b>	See Remarks, Upper Level
<b>Heating:</b>	Forced Air, Natural Gas	<b>Cooling:</b>	Central Air
<b>Construction:</b>	Brick, Stucco, Wood Frame	<b>Fireplaces:</b>	1/Gas
<b>Foundation:</b>	Poured Concrete	<b>Flooring:</b>	Carpet, Ceramic Tile, Hardwood
<b>Exterior Feat:</b>	Other, Storage	<b>Fencing:</b>	None
<b>Roof Type:</b>	Asphalt Shingle	<b>Balcony:</b>	Deck
<b>Reports:</b>	RMS Supplements, Title		
<b>Parking:</b>	See Remarks, Single Garage Detached		
<b>Features:</b>	Built-in Features, Central Vacuum, Closet Organizers, Granite Counters, Open Floorplan, Quartz Counters, See Remarks, Wet Bar		
<b>Comm Feature:</b>	Golf, Other, Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths		
<b>Lot Features:</b>	Back Lane, Few Trees, Low Maintenance Landscape, Private, See Remarks, Street Lighting		
<b>Goods Include:</b>	Microwave Range Hood, Bar Fridge (basement), AC Unit, Central Vacuum (no components), Security System & Components, Ring Doorbell, Entryway Mirror		
<b>Appliances:</b>	Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer, Window Coverings		
<b>Other Equip:</b>	Garage Door Opener		
<b>Goods Exclude:</b>	Main Floor & Basement TV - brackets stay, Bases for sound system in the basement, Fridge/Freezer Combo in basement		



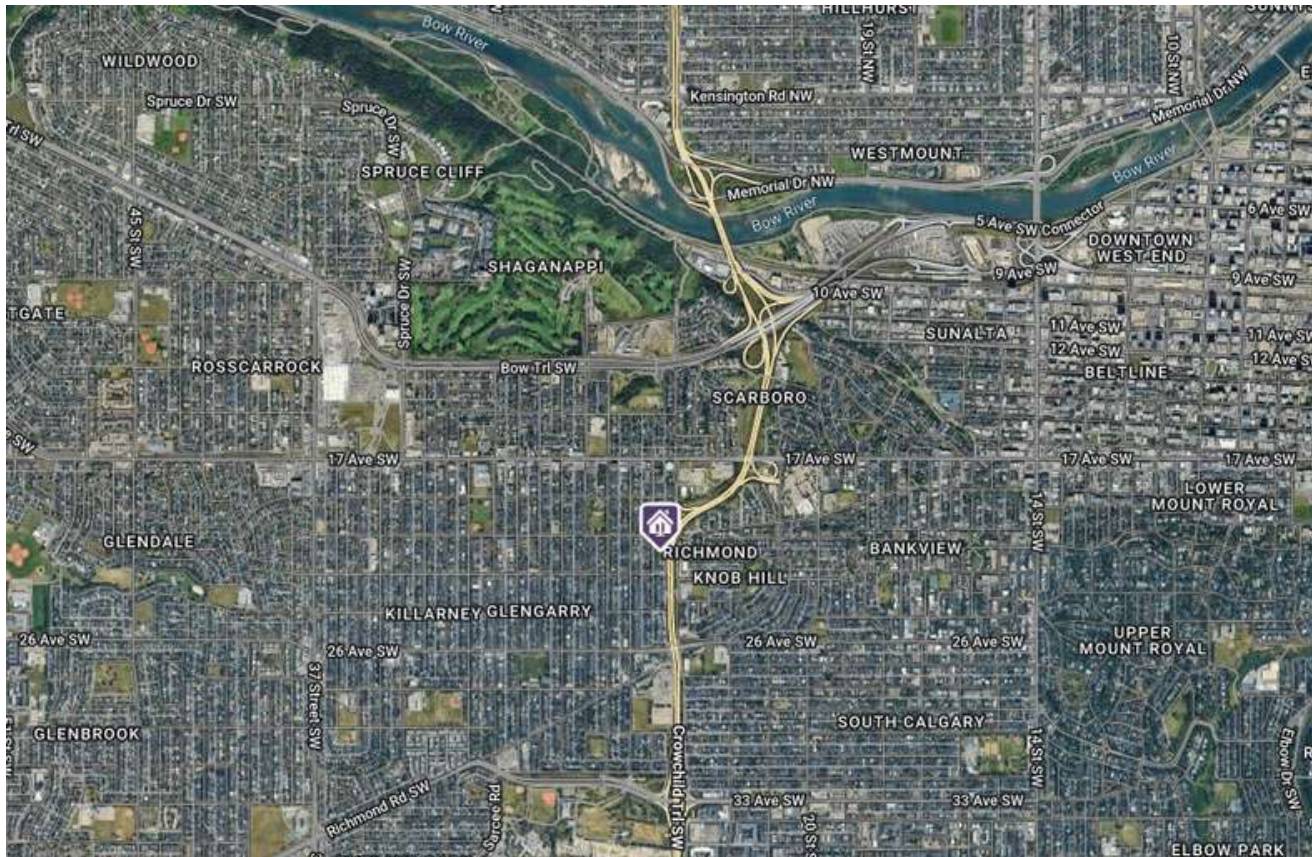


#### Condo Information

<b>Condo Name:</b>	Z-name Not Listed	<b>Post Tension:</b>		<b>Condo Fee:</b>	\$275.00/Monthly
<b>Condo Type:</b>	Conventional Condo			<b>HOA:</b>	
<b>Mgmt Co/Ph:</b>	Not Listed			<b>Floor #:</b>	1
<b>Prk Plan Type:</b>	See Remarks			<b># Elevators:</b>	
<b>Legal Desc:</b>	1911632/2	<b>Prk Stall #:</b>		<b>Total Floors:</b>	
<b>Legal Park:</b>		<b>Storage Type:</b>	None	<b>Common Walls:</b>	2+ Common Walls, No One Above, No One Below
<b>Legal Stor:</b>		<b>Locker #:</b>		<b>Unit Exposure:</b>	
<b># of Units:</b>		<b>Registrd Size:</b>		<b>Unit Factor:</b>	3333
<b>Fee Includes:</b>	Reserve Fund Contributions, See Remarks			<b>Prk Unit Factor:</b>	
<b>Assoc Amen:</b>	Other				
<b>Pets Allowed:</b>	Yes				

#### Rooms

Type	Level	Dimensions	Type	Level	Dimensions
2pc Bathroom	Main	4'11" x 6'4"	Dining Room	Main	6'11" x 13'9"
Kitchen	Main	11'11" x 18'3"	Living Room	Main	18'10" x 11'9"
Office	Main	8'5" x 10'2"	4pc Bathroom	Upper	10'0" x 4'10"
5pc Ensuite bath	Upper	9'10" x 15'8"	Bedroom	Upper	11'6" x 10'5"
Bedroom	Upper	10'0" x 12'10"	Laundry	Upper	5'6" x 8'6"
Bedroom - Primary	Upper	14'1" x 11'7"	4pc Bathroom	BSMT	8'10" x 4'11"
Other	BSMT	3'11" x 6'3"	Bedroom	BSMT	11'2" x 13'7"
Game Room	BSMT	22'8" x 18'9"	Furnace/Utility Roo	BSMT	7'2" x 13'6"
		1.50M x 1.93M			2.11M x 4.19M
		3.63M x 5.56M			5.74M x 3.58M
		2.57M x 3.10M			3.05M x 1.47M
		3.00M x 4.78M			3.51M x 3.18M
		3.05M x 3.91M			1.68M x 2.59M
		4.29M x 3.53M			2.69M x 1.50M
		1.19M x 1.90M			3.40M x 4.14M
		6.91M x 5.71M			2.19M x 4.11M



# THE FLOOR PLAN

## MAIN FLOOR:

EXTERIOR AREA: 839.38 SQ. FT.

INTERIOR AREA: 770.89 SQ. FT.



# THE FLOOR PLAN

## SECOND FLOOR:

EXTERIOR AREA: 867.97 SQ. FT.

INTERIOR AREA: 804.20 SQ. FT.





# THE FLOOR PLAN

## **BASEMENT (BELOW GRADE):**

EXTERIOR AREA: 680.92 SQ. FT.

INTERIOR AREA: 613.74 SQ. FT.

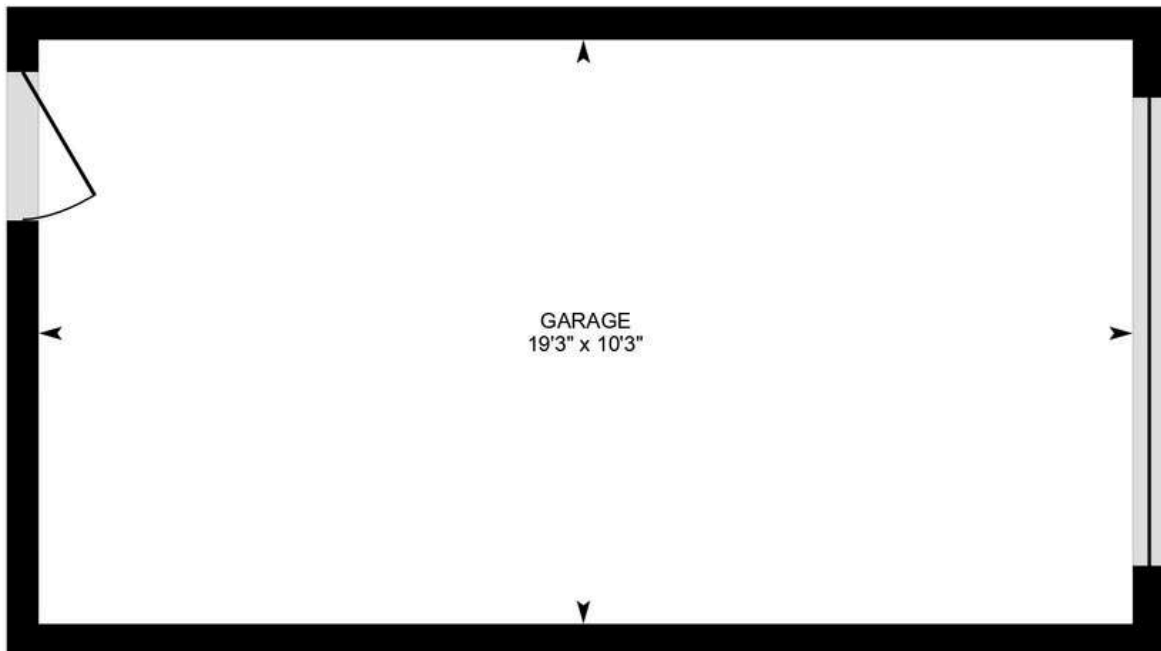
EXCLUDED AREA: 109.71 SQ. FT.



# THE FLOOR PLAN

## DETACHED GARAGE:

EXCLUDED AREA: 198.21 SQ. FT.





# ROOM DIMENSIONS

## Main Building

### MAIN FLOOR

2pc Bath: 4'11" x 6'4"  
Dining: 6'11" x 13'9"  
Kitchen: 11'11" x 18'3"  
Living: 18'10" x 11'9"  
Office: 8'5" x 10'2"

### 2ND FLOOR

4pc Bath: 10' x 4'10"  
5pc Ensuite: 9'10" x 15'8"  
Bedroom: 11'6" x 10'5"  
Bedroom: 10' x 12'10"  
Laundry: 5'6" x 8'6"  
Primary: 14'1" x 11'7"

### BASEMENT

4pc Bath: 8'10" x 4'11"  
Bar: 3'11" x 6'3"  
Bedroom: 11'2" x 13'7"  
Rec Room: 22'8" x 18'9"  
Utility: 7'2" x 13'6"

## Detached Garage

### DETACHED GARAGE

Garage: 10'3" x 19'3"

## Main Building

### MAIN FLOOR

Interior Area: 770.89 sq ft  
Perimeter Wall Thickness: 6.5 in  
Exterior Area: 839.38 sq ft

### 2ND FLOOR

Interior Area: 804.20 sq ft  
Perimeter Wall Thickness: 6.5 in  
Exterior Area: 867.97 sq ft

### BASEMENT (Below Grade)

Interior Area: 613.74 sq ft  
Excluded Area: 109.71 sq ft  
Perimeter Wall Thickness: 6.5 in  
Exterior Area: 680.92 sq ft  
Finished Area: 631.90 sq ft

## Detached Garage

### DETACHED GARAGE

All space is excluded

## Total Above Grade Floor Area, Main Building

Interior Area: 1575.10 sq ft  
Exterior Area: 1707.35 sq ft

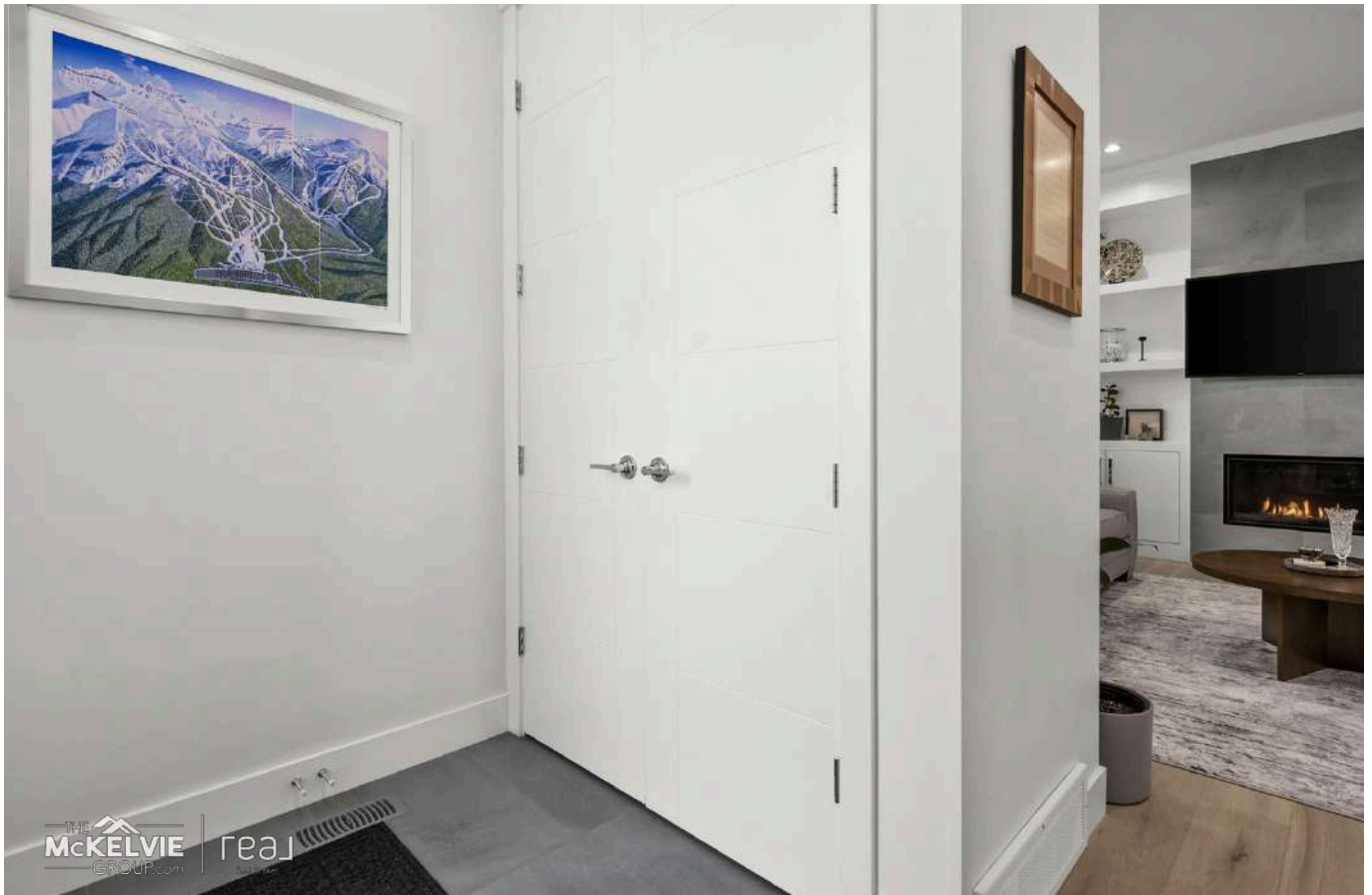
## Total Area (Above & Below Grade), Main Building

## Room Measurements

Only major rooms are listed. Some listed rooms may be excluded from total interior floor area (e.g. garage). Room dimensions are largest length and width; parts of room may be smaller. Room area is not always equal to product of length and width.

## Floor Area Information

Floor areas include footprint area of interior walls. All displayed floor areas are rounded to two decimal places. Total area is computed before rounding and may not equal to sum of displayed floor areas.







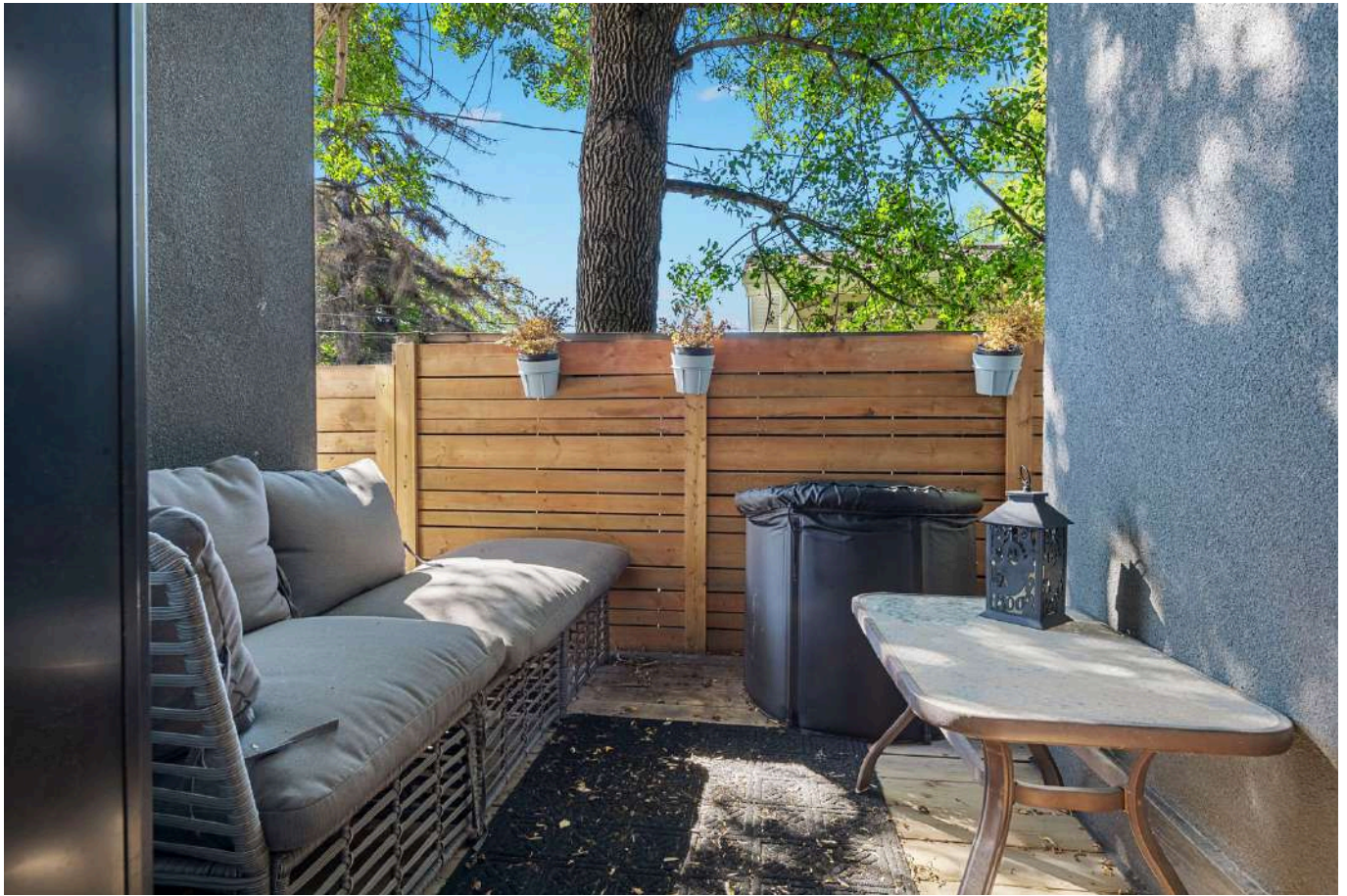












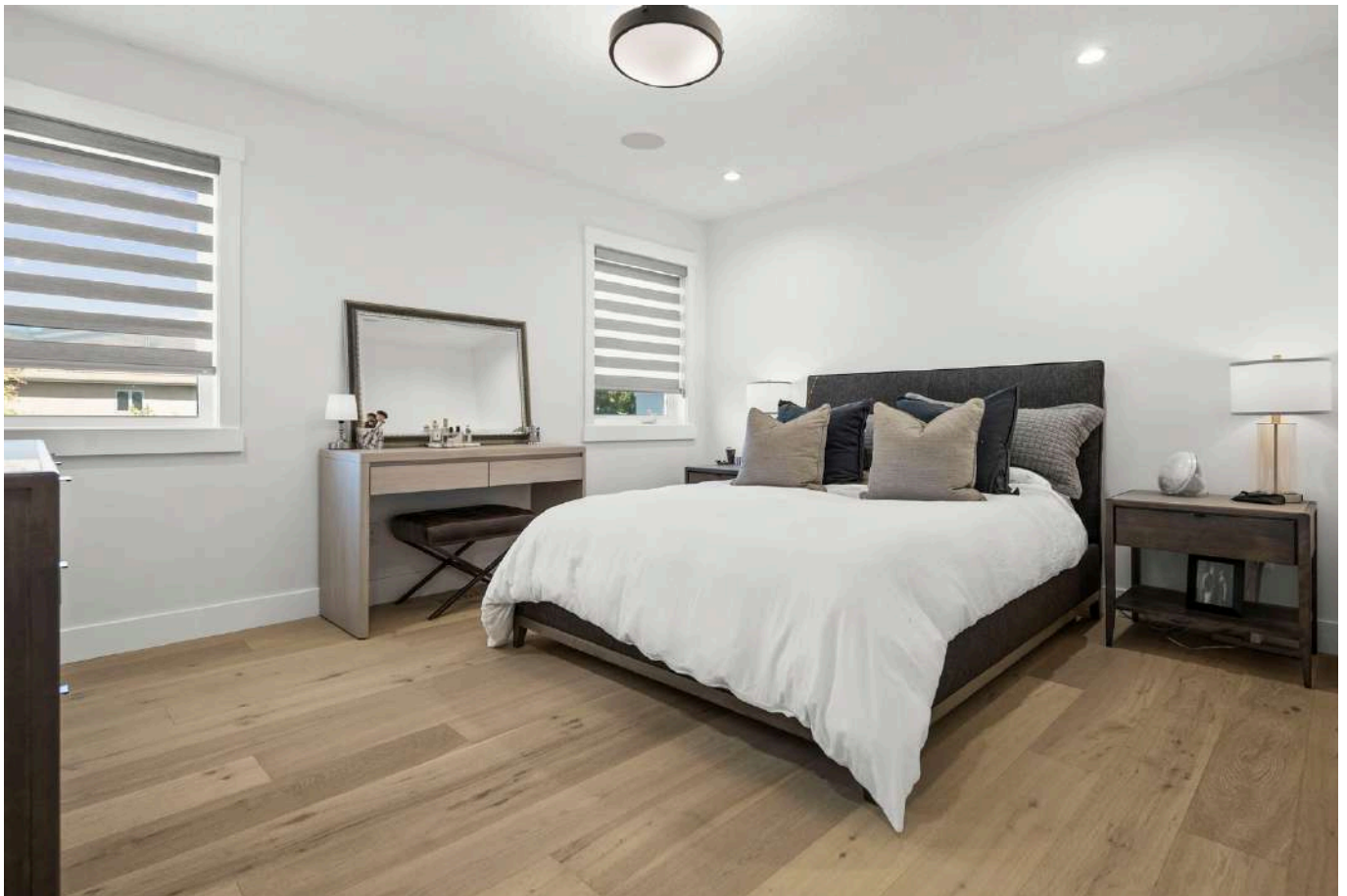












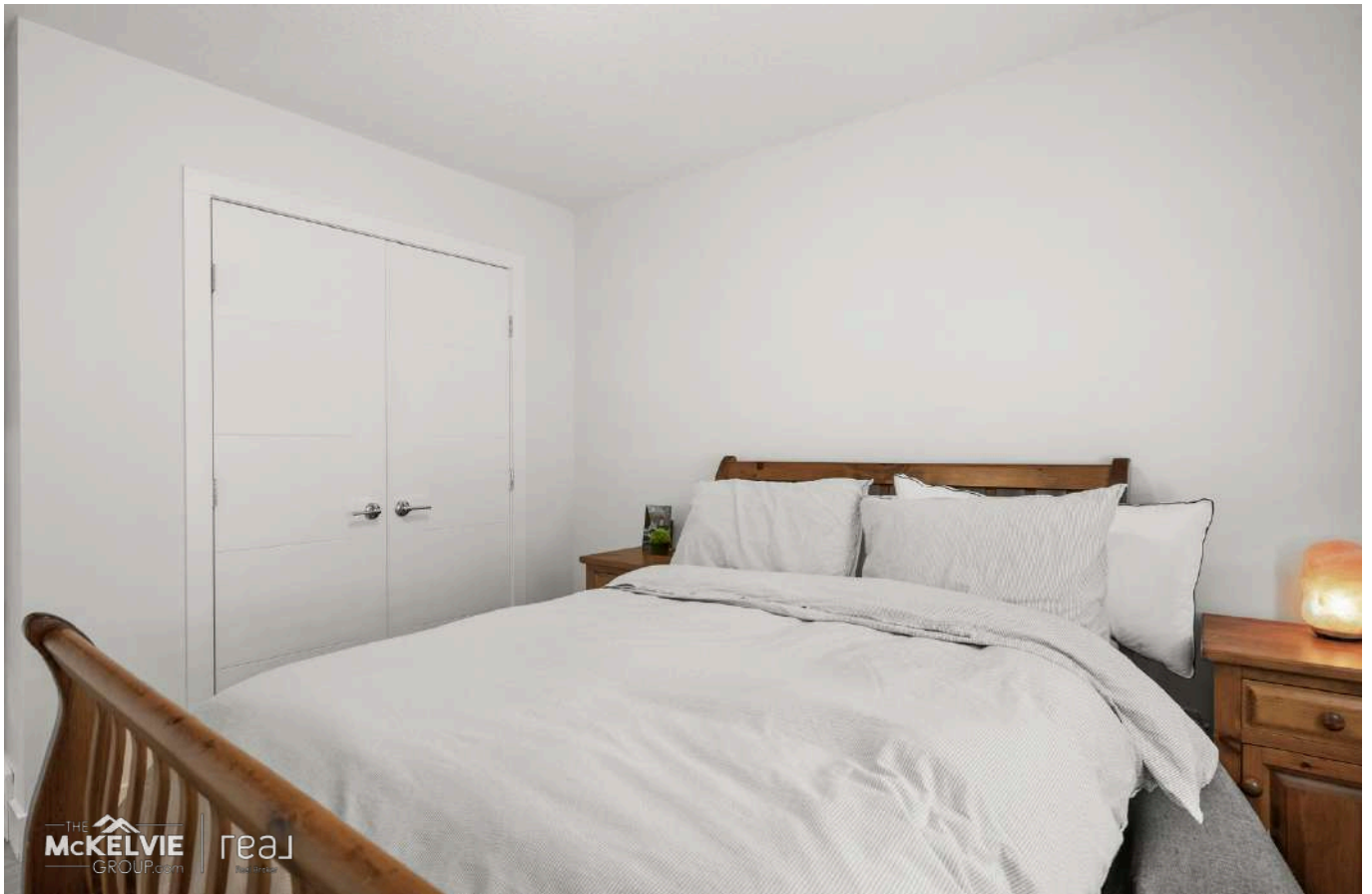




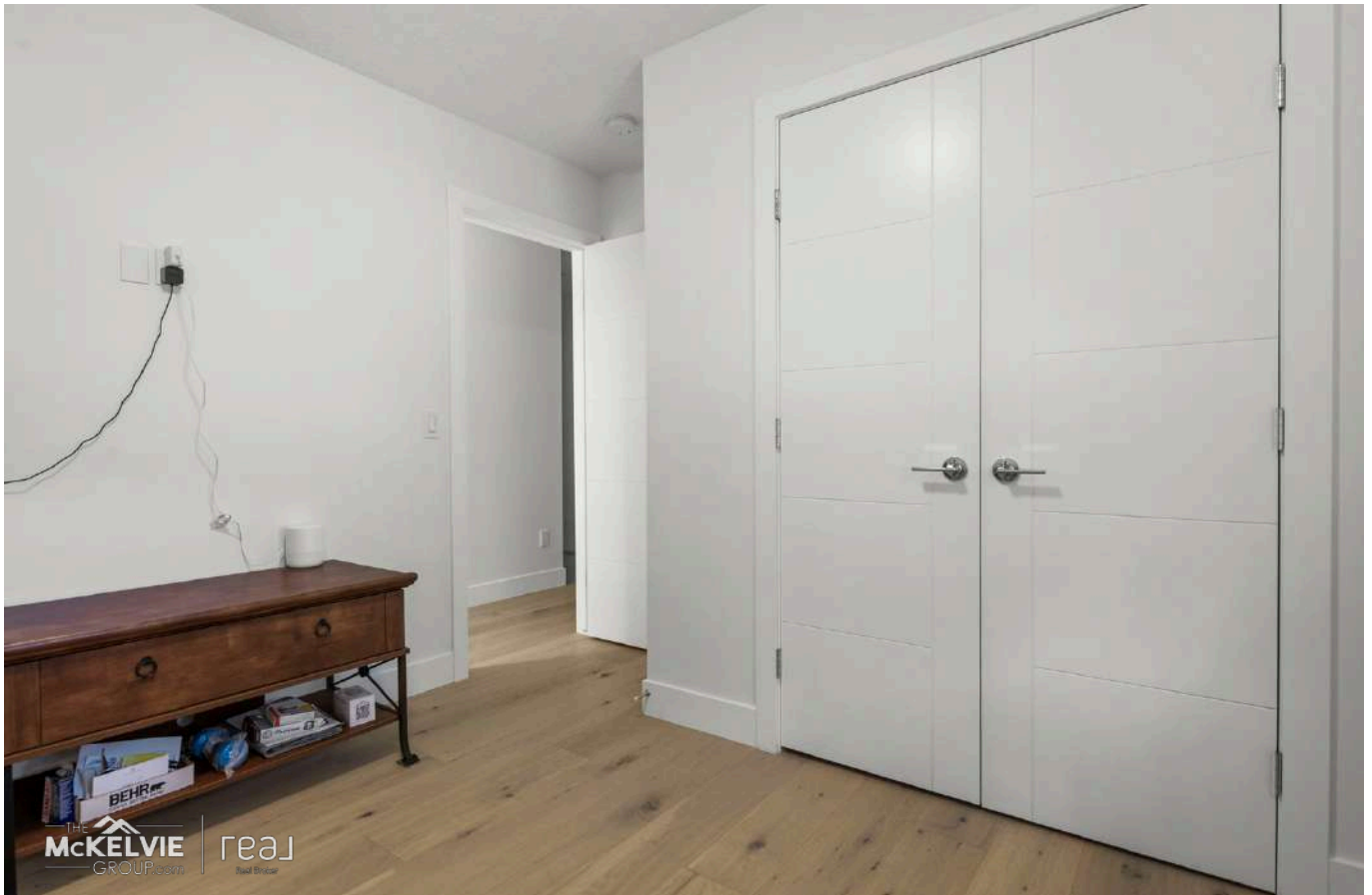


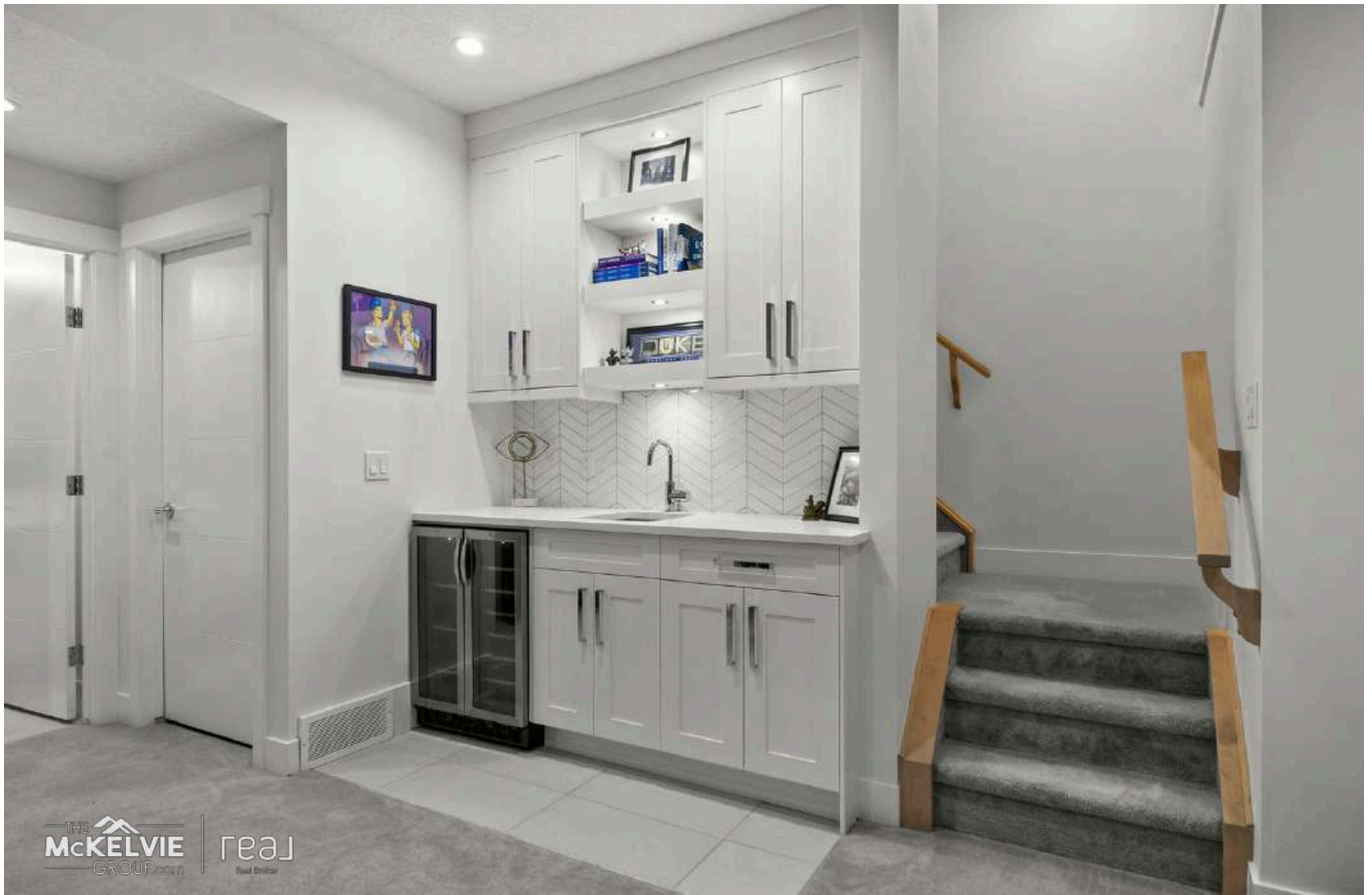






















WELCOME TO

Richmond





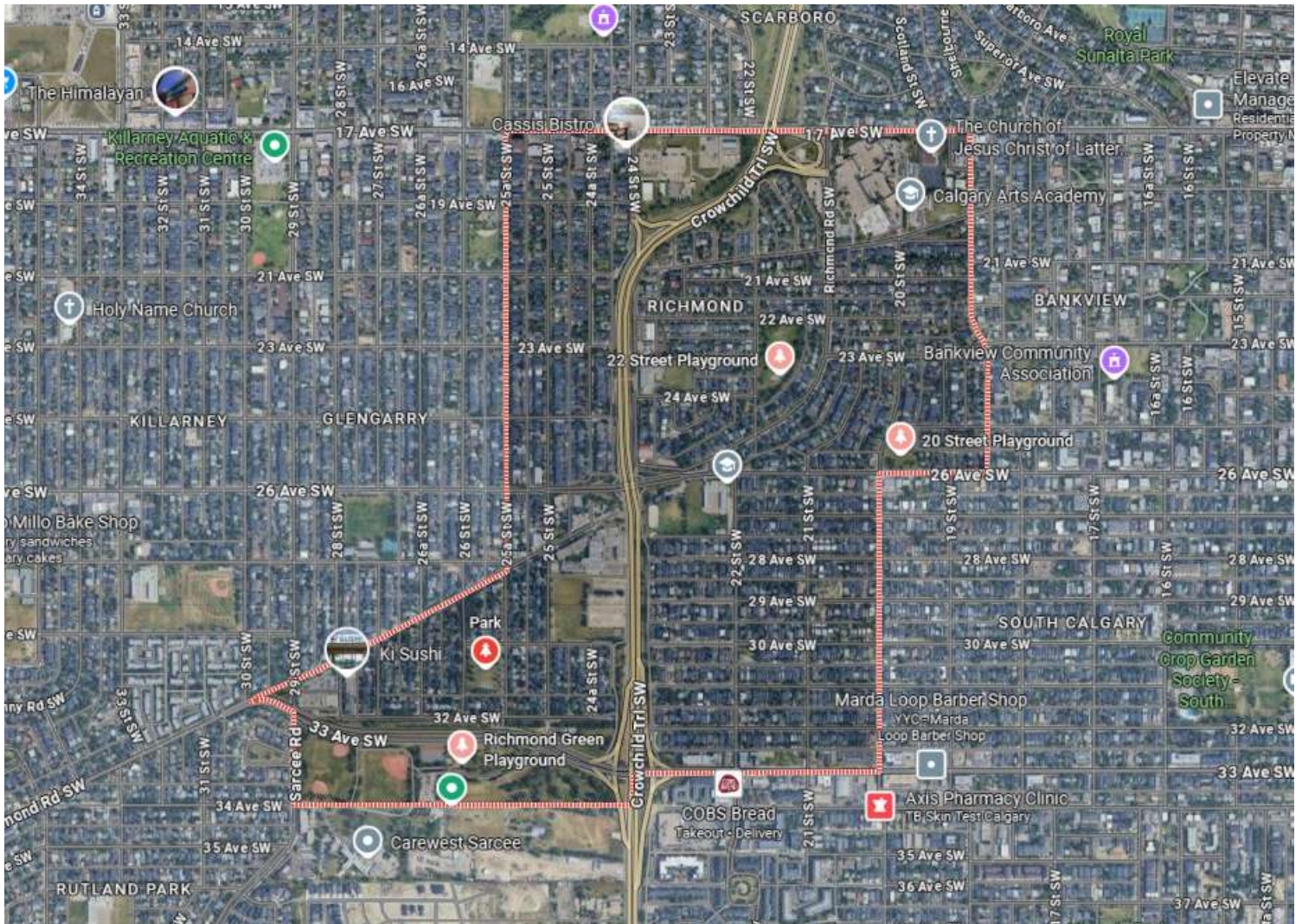
# THE COMMUNITY

## WELCOME TO RICHMOND

Richmond was established in 1950. Richmond is a residential neighbourhood in the southwest quadrant of Calgary, Alberta. It is located on both sides of the Crowchild Trail, south of 17th Avenue SW.

The neighbourhood is known for its diverse culture, vibrant community, and is surrounded by parks and green spaces, including Richmond Green Park.

Richmond is also a shopping and dining hub, with a variety of stores, restaurants, and cafes close by, including Marda Loop. There are also several smaller independent shops and restaurants that provide unique experiences.



### CITY OF CALGARY PROFILE:

<https://www.calgary.ca/communities/profiles/richmond.html>



# THE COMMUNITY

## Richmond / Knob Hill Community Association

2433 - 26 Avenue SW

403-249-8385

Email: [rentals@richmondknobhill.ca](mailto:rentals@richmondknobhill.ca)

Web: <https://www.richmondknobhill.ca/>

The community of Richmond/Knob Hill is located in Calgary's southwest. It is one of Calgary's older communities and was annexed in two phases, first in 1907, then in 1910. Most of the development in this area occurred in the 1950s. Richmond/ Knob Hill residents' have easy access to Calgary's pathway system and the community is located nearby the Southwest Regional Park, Richmond Green golf course. The commercial area of Marda Loop is also nearby.

The Richmond/Knob Hill Community Association was first registered as a Provincial Society on June 16, 1954.





# THE COMMUNITY

## PARKS & PLAYGROUNDS

### Richmond Green

2539 33 Ave SW, Calgary, AB T3E 8H5



This great park offers a playground, tennis courts, baseball diamonds, sports fields and green spaces, including being home to the City of Calgary Toboggan Hill - Richmond Green.

### Currie Reservoir Disc Golf Course

2539 33 Ave SW, Calgary, AB T3E 8H5





# THE COMMUNITY

## PARKS & PLAYGROUNDS

### Richmond Park

3224 25a St SW, Calgary, AB



### 22 Street Playground

2310 22 St SW, Calgary, AB T2T 0X8



### 20 Street Playground

20 Street & 25 Avenue SW, Calgary, AB





# THE COMMUNITY

## CALGARY TRANSIT

<http://www.calgarytransit.com/>

The neighborhood is well-connected with the rest of the city, with easy access to public transportation and major roadways. The C-Train light rail system provides convenient access to the city center and other areas of Calgary, while the major roads, including the Deerfoot Trail, allow for quick and easy commuting.

## PARKS & RECREATION

### LIBRARY

#### WESTBROOK LRT STATION LIBRARY

1413 33 St SW, Calgary, AB T3C 0S7

<https://calgarylibrary.ca/your-library/locations/nicholls/>

#### SIGNAL HILL LIBRARY

5994 Signal Hill Centre SW, Calgary, AB T3H 3P8

<https://calgarylibrary.ca/>

#### GIUFFRE FAMILY LIBRARY

3223 14 Street SW

Phone: 403-260-2600

## PARKS & PLAYGROUNDS CLOSE BY...

### 26TH STREET SW & 25TH AVE SW

This pretty little community park features a kids playground and a large open playing field surrounded by trees.

### 3112 KILDARE CRESCENT SW

This park features a kids playground and a playing field.

### GLADMERE BASEBALL FIELD

3205 28 Ave SW, Calgary



# THE COMMUNITY

## PARKS & REC CLOSE BY...

### River Park

Riverview Park SE, Calgary, AB T2T 2L5

Riverside park on nearly 52 acres with an off-leash zone for dogs, memorial & native trees.



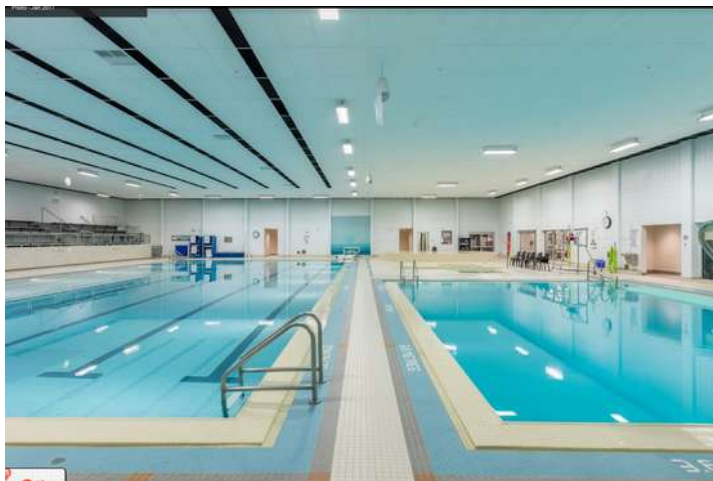
## Killarney Aquatic & Recreation Centre

1919 29 ST SW, CALGARY, AB T3E 2J7

PHONE: 403-268-2489

[HTTPS://WWW.CALGARY.CA/CSPS/RECREATION/POOLS/KILLARNEY.HTML](https://www.calgary.ca/csps/recreation/pools/killarney.html)

Swim, play and stay active. We've got a heated pool and dive tank, a terrific weight and cardio gym, and a bright fitness studio. Bring your family for a splash, drop in for a workout or take a registered program.





# THE COMMUNITY

## PARKS & REC CLOSE BY...

### GRIFFITH WOODS PARK

160 DISCOVERY RIDGE BLVD SW, CALGARY, AB T3H 5H3

[HTTPS://WWW.CALGARY.CA/CSPS/PARKS/LOCATIONS/SW-PARKS/GRIFFITH-WOODS.HTML](https://www.calgary.ca/CSPS/PARKS/LOCATIONS/SW-PARKS/GRIFFITH-WOODS.HTML)

Griffith Woods Park is a primarily natural environment park that lies along the banks of the Elbow River in the southwest part of Calgary. This park is very large and is primarily a natural environment park. There are many trails throughout this park, both paved and unpaved, to explore. All of the trails at Griffith Woods Park are flat and easy to walk.

Park features:

- Paved pathways
- Gravel and dirt trails
- Pond
- Wetland
- Benches
- Soccer fields (located at 160 Discovery Ridge Blvd. S.W.)
- Basketball (located at 160 Discovery Ridge Blvd. S.W.)
- Playground (located at 160 Discovery Ridge Blvd. S.W.)



## OFF-LEASH AREAS

Glamorgan Off leash area - 4015 37 St SW

Shaganappi Off Leash Area - 1418 25a St SW

Glenbrook Park off leash area - 5298 32 Ave SW

Strathcona Park Off Leash Area - Greenway,

Lakeview Off Leash Area - Lakeview

Elbow Park Off-leash Area - 3617 8 St SW



# THE COMMUNITY

## PARKS & REC CLOSE BY...

### South Calgary Outdoor Pool

3130 16 St SW, Calgary, AB T2T 4G7

Phone: 587-956-5250

<https://www.calgaryoutdoorpools.ca/>



## MUSEUMS

Garrison Woods Memorial Walk  
Throughout the neighborhood.

### The Military Museums of Calgary

4520 Crowchild Trail SW

Phone: 403-974-2850



### Garrison Curling Club

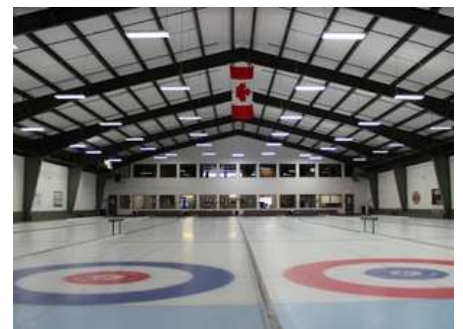
2390 47 Avenue SW

Phone: 403-242-8191

<https://garrisoncurling.com/>

### Seasonal PickleBall Courts

2390 47 Avenue SW





# THE COMMUNITY

## PARKS & REC CLOSE BY...

### Glenmore Athletic Park

5300 19 Street SW

Phone: (403) 268-2489

<https://www.calgary.ca/csps/recreation/athletic-parks.html>



### River Park/Sandy Beach

4500 14A Street SW

OFF LEASH DOG PARK LINK:

<https://www.calgary.ca/csps/parks/locations/dog-off-leash-areas-in-parks.html>

### Sandy Beach

4500 14A Street SW

Picnic sites: <https://www.calgary.ca/csps/parks/locations/picnic-sites.html>

## PUBLIC GOLF COURSES

### Lakeview Golf Course

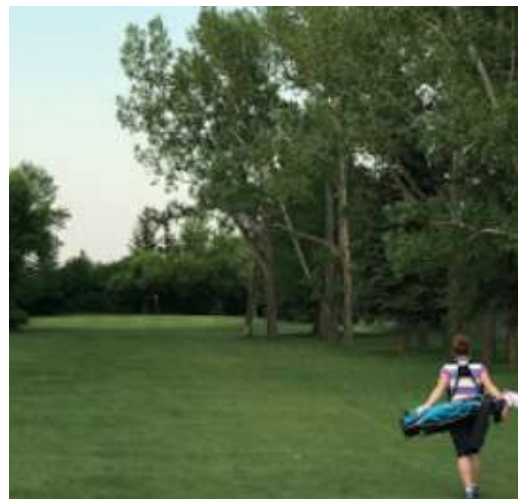
5840 19 Street SW

Phone: (403) 974-1815

<https://www.calgary.ca/csps/recreation/golf-courses/lakeview.html>

**City of Calgary Golf Courses Link:**

<https://www.calgary.ca/csps/recreation/golf-courses.html>



## Spruce Meadows

18011 Spruce Meadows Way SW, Calgary,  
AB T2X 4B7

A horse riding facility that features tournaments and various events such as seasonal markets, marathons, pet fairs, kennel club shows, and much more!

For more information, go to

[www.sprucemeadows.com](http://www.sprucemeadows.com)



# THE COMMUNITY

## SHOPPING



### GROCERY STORES

Safeway Glamorgan - 3737 37 St SW, Calgary  
CO-OP - 4940 Richmond Rd SW, Calgary  
Foodway Grocery - 2923 Richmond Rd SW #2923, Calgary  
Walmart Supercentre - 1212 37 St SW, Calgary  
Safeway Westbrook Shopping Centre - 1200 37 St SW, Calgary  
Filipino Market - 3803 26 Ave SW, Calgary  
Maple Leaf No.2 Food Market - 1908 26 St SW, Calgary  
FOOD WORLD Halal meat and grocery - 1916 37 St SW, Calgary  
Shaganappi Grocery Store - 3919 17 Ave SW, Calgary  
Safeway - 232 Stewart Green SW, Calgary  
Real Canadian Super Store - 5858 Signal Hill Centre SW

### Richmond Shopping Centre

2913 31 AVE SW, CALGARY

Tenants include: Pet store, Hair/skin & nails, OK Tire, Thrift store, restaurants, shoe repair, liquor store, cleaners, grocery, bank.



### Glamorgan Shopping Centre

3919 RICHMOND RD SW, CALGARY

Tenants include: The Glamorgan Bakery, Bowling alley, dentist, medical clinic, liquor store, pharmacy, H&R Block, Subway, Animal clinic, Sushi, hairdressers, nails, dry cleaners, convenience store and more!





# THE COMMUNITY

## SHOPPING CLOSE BY...

### MARDA LOOP

With over 150 trendy shops, boutiques and restaurants, Marda Loop is a walkable, street-level shopping & dining district in the heart of Southwest Calgary.

<https://www.visitmardaloop.com/>



### ALTADORE SHOPPING CENTRE

4810 16 St SW, Calgary

Convenience store, Pegasus Restaurant, liquor store and more!



### 7-ELEVEN

2923 26 Ave SW, Calgary, AB T3E 0M6

Convenience chain offering grab-&-go bites & beverages, plus assorted newsstand items & Bank Machine.



### STRIP MALL

3011 26 Ave SW, Calgary

Strip Mall tenants: Hairdressers, Skin Care / spa, Ice cream shop, Orthotics & Cannabis store.



### HUSKY

34th Street SW & 26th Ave SW

Gas station and convenience market.



### STRIP MALL & MEDICAL

34th Street SW & 26th Ave SW

Tenants include: A medical clinic, thrift store, liquor store, cafe, model land, barber, drug store, physio/chiro/massage, cat hospital, chinese food and more!

# THE COMMUNITY

## SHOPPING CLOSE BY...

### CF CHINOOK CENTRE (MALL)

6455 Macleod Trail SW, Calgary

403-259-2022

<https://www.cfshops.com/chinook-centre.html>



### WESTBROOK MALL

2618 33 St SW, Calgary

Website: <https://www.westbrookmall.com/>

This great indoor mall offers an abundance of shops and services including Safeway, Walmart, Sportcheck, Marks, Dollarama, Jubilations Dinner Theatre, Fitness club, banks, restaurants, liquor store, EB Games, Smittys and more!



### 17TH AVENUE SHOPPING

17th Avenue SW, Calgary

This long road offers miles of shops, restaurants & services.





# THE COMMUNITY

## SHOPPING CLOSE BY...

### SIGNAL HILLS CENTRE & WESTHILLS TOWNE CENTRE

232 STEWART GREEN SW, CALGARY

This awesome outdoor mall gives you an abundance of options for shopping, dining and services. Tenants include: Cineplex, Winners, Lowes, Michaels, Staples, banks, restaurants, clothing stores, pet store, health and wellness, grocery stores, gas stations, coffee shops, fast food, hair dressers and so much more!

**Westhills Town Centre:** <https://westhillstownecentre.com/>

### BRITANNIA PLAZA

800 49 Ave SW, Calgary

Boutique shopping area offers a Sunterra Market, coffee shop, dentist, flower shop, Starbucks, medical, shops, book store, pet bakery, optical, pharmacy & much more!



## SERVICES

### FIRE DEPARTMENT

CALL 911 for all emergencies.

**CALGARY FIRE DEPARTMENT STATION 8**  
1720 45 ST SW, CALGARY, AB T3C 2C3



### POLICE

**CALGARY COMMUNITY STATIONS**  
4506 17 AVE SW, CALGARY, AB T3E 7B9  
403-567-6200



# THE COMMUNITY



## HOSPITALS

### **SOUTH HEALTH CAMPUS**

(24 HOUR EMERGENCY)

4448 FRONT ST SE

PHONE: (403) 956-1111

### **ROCKYVIEW GENERAL HOSPITAL**

(24 HOUR EMERGENCY)

7007 14 ST SW, CALGARY, AB T2V 1P9

PHONE: 403-943-3000

### **FOOTHILLS MEDICAL CENTRE**

(24 hour Emergency)

1403 29 Street NW

Phone: 403-944-1110 (Switchboard)

### **ALBERTA CHILDREN'S HOSPITAL**

(24 hour Emergency)

2888 Shaganappi Trail NW

Phone: 403-955-7211

### **SHELDON M. CHUMIR HEALTH CENTRE**

(OPEN 24 HOURS)

1213 4 St SW

403-955-6200

## WALK-IN CLINICS

### **Nuwest Medical Centre**

1111 6 Ave SW #134, Calgary, AB T2P 5M5

403-455-5595

<https://nuwestmedical.com>

### **Killarney Medical Clinic**

3425 26 Ave SW # 220, Calgary, AB T3E 0N3

403-685-3350

<https://www.killarneymedical.ca/>

### **CalgaryMD Medical Clinic**

3315 26 Ave SW #3, Calgary, AB T3E 0N2

403-240-7144

<https://www.calgarymdmedicalclinic.com/>

### **Glamorgan Medical Clinic**

3919 Richmond Rd SW, Calgary, AB T3E 4P2

587-350-8314

<http://www.glamorganmedical.ca/>

## DENTISTS

### **Monarch Landing Dental Clinic**

3003 37 Street SW Unit 110, Calgary, AB

403-300-1200

<https://www.monarchlandingdental.ca>

### **Glamorgan Dental Ctr**

3919 Richmond Rd SW #17,

Calgary, AB

403-242-4303

<https://www.glamorgandental.ca/>

### **Accent Dental Care**

2508 Richmond Rd SW, Calgary, AB

403-249-3894

<https://accentdentalcare.com/>



# THE COMMUNITY

## VETS

### **The Petropolitan Killarney**

2933 Richmond Rd SW,

Calgary, AB T3E 4N3

587-779-8900

<https://www.thepetropolitan.ca/>

### **Killarney Cat Hospital**

3315 26 Ave SW Bay #2,

Calgary, AB T3E 0N2

403-246-1115

<https://www.killarneycat.com/>

### **Westland Veterinary Hospital**

3871 17 Ave SW, Calgary, AB T3E 0C3

403-246-2244

<https://www.westlandvet.ca/>

### **Calgary Avian & Exotic Pet Clinic**

2308 24 St SW #1, Calgary, AB T2T 5H8

403-240-3577

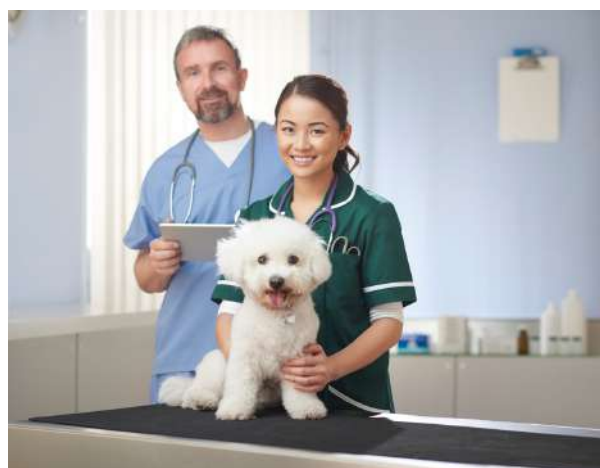
<http://calgarypetvet.com/>

### **VCA Canada Calgary West Animal Hospital**

921 37 Street SW, Calgary, AB T3C 1S4

403-246-8386

<https://vcacanada.com/calgarywest>



## **CHIROPRACTORS, PHYSIO, MASSAGE +**



### **Dr. Doug Meldrum - Chiropractor, Acupuncture Provider at Life 'n Balance**

3403 26 Ave SW, Calgary, AB T3E 0N3

403-686-7676

<http://www.lifenbalancewellness.com/>

### **Optimum Wellness Centres - Glamorgan**

3919 Richmond Rd SW #22, Calgary, AB

+1-855-225-5692

<https://optimumwellnesscentres.juvonno.com/portal/publicbook.php?step=clinicPractService>

### **Momentum Health Westbrook - Physiotherapy Chiropractic and Massage**

3320 17 Ave SW #312, Calgary, AB T3E 0B4

403-454-1600

<https://momentumhealth.ca/location/westbrook-calgary-ab/>

### **Life 'n Balance Wellness Centre | Chiropractic**

3403 26 Ave SW, Calgary, AB T3E 0N3

403-686-7676

<https://www.lifenbalancewellness.com/>

### **Peak Health Marda I Physio**

3519 14 St SW Unit 105, Calgary, AB T2T 3W2

587-328-7093

<https://peakhealthcalgary.com/peak-health-marda/>

# SCHOOLS

## PUBLIC SCHOOLS

### **Richmond School (K-6) PUBLIC**

2701 22 St SW

Phone: 403-777-8380

<http://school.cbe.ab.ca/school/richmond/>

### **A. E. Cross School (7-9) PUBLIC**

Regular & Spanish Bilingual

3445 37 St SW

Phone: 403-777-7410

<http://school.cbe.ab.ca/school/aecross>

### **Central Memorial High School (10-12) PUBLIC**

5111 21 St SW

Phone: 403-243-8880

<http://school.cbe.ab.ca/school/centralmemorial>



## PRE-SCHOOL

### **Marda Loop Communities Association Preschool**

1638 30 Ave SW, Calgary, AB T2T 1P4

403-244-5411 ext. 2

## CONTINUING EDUCATION

### **Mount Royal University**

4825 Mt Royal Gate SW, Calgary, AB

403-440-6111

<https://www.mtroyal.ca/>

## CATHOLIC SCHOOLS

### **WEST OF CROWCHILD**

#### **St. Thomas Aquinas School (K-6)**

CATHOLIC

4540 - 26 Avenue SW

Phone: 403-500-2027

<https://stthomasaquinas.cssd.ab.ca/>

#### **St. Gregory School (7-9) CATHOLIC**

5340 - 26 Avenue SW

Phone: 403-500-2048

<https://stgregory.cssd.ab.ca/>

#### **St. Mary's High School (10-12)**

Catholic

111 - 18 Avenue SW

Phone: 403-500-2024

<https://stmarys.cssd.ab.ca/>

### **EAST OF CROWCHILD**

#### **Sacred Heart School (K-6) CATHOLIC**

1312 - 15 Street SW, Calgary , AB

Phone: 403-500-2004

<https://sacredheart.cssd.ab.ca/>

#### **St. Monica School (7-9) CATHOLIC**

235 - 18 Avenue SW, Calgary , AB

Phone: 403-500-2001

<https://stmonica.cssd.ab.ca/>

#### **St. Mary's High School (10-12)**

Catholic

111 - 18 Avenue SW

Phone: 403-500-2024

<https://stmarys.cssd.ab.ca/>