

\$1,794,999 - 2214 12 Avenue Nw, Calgary

MLS® #A2269546

\$1,794,999

4 Bedroom, 4.00 Bathroom, 2,300 sqft

Residential on 0.08 Acres

Hounsfield Heights/Briar Hill, Calgary, Alberta

Welcome to The Vega – a beautifully crafted home by Cedar Rock Homes, set on one of Briar Hill's most desirable streets. This four-bedroom, 3.5-bath residence offers over 3,200 sq ft of developed living space on an oversized 130-foot-deep lot. Architectural elegance meets thoughtful functionality and elevated finishes to create a space that feels both sophisticated and comfortable.

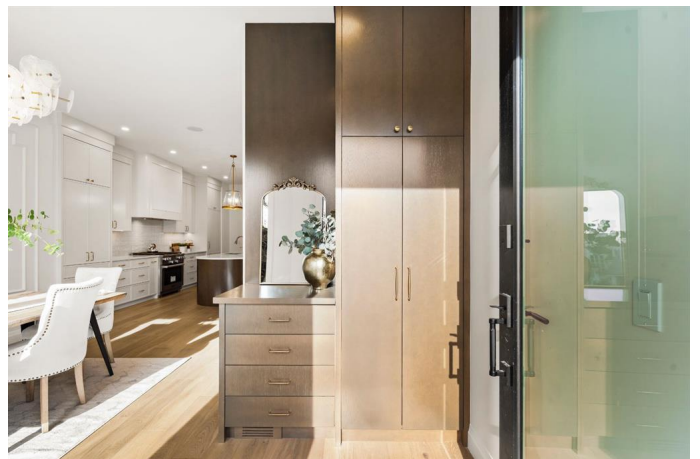
Step inside to soaring 10-foot ceilings, wide-plank white oak floors, and natural light that fills every corner. The open-concept main floor flows seamlessly from the chef's kitchen – complete with custom millwork and a full Miele appliance package – to the inviting living area anchored by a sleek gas fireplace and full dining space perfect for family gatherings and entertaining.

With vaulted 10-foot ceilings on the upper floor, the primary suite feels like a private retreat, featuring heated floors, a curbless steam shower, freestanding tub, and dual walk-in closets. Two additional bedrooms – each with walk-in closets – share a spacious five-piece bath, while a pocket office provides a quiet spot to work or study.

The lower level offers room to live and play, with a large family area, wet bar, home gym, fourth bedroom, full bathroom, and roughed in infloor heating – ideal for guests or extended family.

Outside, enjoy quiet evenings in your private yard or coffee on the front courtyard patio.

With a double detached fully insulated,



drywalled and painted garage, smart-home wiring, and high-efficiency mechanicals, every detail has been designed for lasting comfort and performance.

Nestled in Briar Hill, one of Calgary’s premier inner-city communities, you’re just minutes from Kensington, Foothills Hospital, the University of Calgary, and some of the city’s best parks and schools.

The Vega is modern living, perfectly grounded in a classic Calgary neighbourhood. Book your private showing today!

Built in 2025

Essential Information

MLS® #	A2269546
Price	\$1,794,999
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,300
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	2214 12 Avenue Nw
Subdivision	Hounsfield Heights/Briar Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 1K2

Amenities

Parking Spaces	2
----------------	---

Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Bar, Built-in Features, No Animal Home, No Smoking Home, See Remarks
Appliances	Dishwasher, Dryer, Gas Range, Microwave, Range Hood, Refrigerator, Washer, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 6th, 2025
Days on Market	2
Zoning	R-CG

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

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.