

# \$659,000 - 147 Templevale Road Ne, Calgary

MLS® #A2235178

**\$659,000**

6 Bedroom, 3.00 Bathroom, 1,382 sqft

Residential on 0.11 Acres

Temple, Calgary, Alberta

Fantastic revenue property in the heart of Temple with a City of Calgary Legal Registered Secondary Suite. This beautifully updated home offers 6 bedrooms, 3 full bathrooms, 2 laundries, 2 hot water tanks, and an upgraded furnace. Both suites are fully self-contained with separate entrances, offering privacy and great income potential. Upgrades include windows, flooring, kitchens, bathrooms, and sound insulation between floors. The main level features a spacious living and dining area with a modern gas fireplace, a stunning granite kitchen with stainless steel appliances, and 4 bedrooms including a primary with ensuite. The legal 2-bedroom basement suite feels bright and open with large windows, an upgraded kitchen, and a spacious living/dining layout. Enjoy a double detached garage, a sunny west-facing backyard, and great access to 68 Street, McKnight Blvd, and Stoney Trail. A must-see home with exceptional income potential!

Built in 1979

## Essential Information

MLS® #	A2235178
Price	\$659,000
Bedrooms	6
Bathrooms	3.00
Full Baths	3



Square Footage	1,382
Acres	0.11
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	147 Templevale Road Ne
Subdivision	Temple
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 4V9

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	No Smoking Home, Open Floorplan, Separate Entrance
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 27th, 2025
Days on Market	20
Zoning	R-CG

## Listing Details

Listing Office	RE/MAX First
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