

# \$475,000 - 212 Doverview Crescent Se, Calgary

MLS® #A2247376

**\$475,000**

3 Bedroom, 2.00 Bathroom, 1,108 sqft  
Residential on 0.10 Acres

Dover, Calgary, Alberta

Tucked away on a tranquil street, this charming bungalow in Dover offers a peaceful retreat with all the conveniences of city living. From the moment you step inside, the open floor plan greets you with a sense of spaciousness and warmth. The heart of the home is the bright and inviting living area, which flows seamlessly into the kitchen. Natural light pours in through the many windows, illuminating the beautiful oak cabinets that wrap around the room, providing an abundance of storage. Imagine gathering with family and friends around a kitchen table placed perfectly in the center, sharing meals and making memories. This home is perfect for a growing family, featuring three comfortable bedrooms and a full 4-piece bathroom on the main floor. Downstairs, the partially finished basement awaits your creative vision, offering a versatile space that's ready to be transformed. The basement also includes a dedicated laundry area with a stacked unit and an extra washer for ultimate convenience. Step outside to discover a private backyard oasis, a perfect escape for relaxing or entertaining. The single detached garage provides secure parking and additional storage. This home offers peace of mind with key updates already completed: the roof was replaced in 2017, and the water tank is only two years old. It's also equipped with durable copper pipes. Beyond the home, the location is unbeatable. You're just a short distance from schools and shopping, with easy access



to Deerfoot Trail and Stoney Trail, making your commute a breeze. Experience the perfect blend of quiet neighborhood living and urban accessibility in this delightful Dover bungalow.

Built in 1972

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2247376    |
| Price          | \$475,000   |
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 1           |
| Half Baths     | 1           |
| Square Footage | 1,108       |
| Acres          | 0.10        |
| Year Built     | 1972        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 212 Doverview Crescent Se |
| Subdivision | Dover                     |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2B 1Y6                   |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Single Garage Detached |
| # of Garages   | 1                      |

**Interior**

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Laminate Counters                                                                            |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings |

|              |                          |
|--------------|--------------------------|
| Heating      | Forced Air               |
| Cooling      | None                     |
| Has Basement | Yes                      |
| Basement     | Full, Partially Finished |

## Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior Features | Private Yard         |
| Lot Description   | Back Lane, Back Yard |
| Roof              | Asphalt              |
| Construction      | Stucco, Wood Frame   |
| Foundation        | Poured Concrete      |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 11th, 2025 |
| Days on Market | 3                 |
| Zoning         | R-CG              |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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