

\$299,900 - 4, 131 Templehill Drive Ne, Calgary

MLS® #A2204248

\$299,900

4 Bedroom, 2.00 Bathroom, 1,109 sqft
Residential on 0.00 Acres

Temple, Calgary, Alberta

This 3-bedroom unit is in a desirable, well managed complex in Temple. On the main level there is a kitchen and a nice sized dining and living room combination. The living room opens to a private fenced yard that backs on to a large green space. There are 3 well sized bedrooms on the top floor as well as a 4-piece bathroom. The basement features a large recreation room, a 3-piece bathroom and laundry / furnace room. Lots of room here for storage. This is a perfect for a starter home or an investment property. Showings booked through Showing Time. Priced to sell. Instant tenant - tenant is willing to stay



Built in 1979

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2204248 |
| Price | \$299,900 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,109 |
| Acres | 0.00 |
| Year Built | 1979 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |



Community Information

| | |
|-------------|----------------------------|
| Address | 4, 131 Templehill Drive Ne |
| Subdivision | Temple |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T1Y 4T1 |

Amenities

| | |
|----------------|---|
| Amenities | Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1 |
| Parking | Stall, Assigned |

Interior

| | |
|-------------------|---|
| Interior Features | Storage, Vinyl Windows |
| Appliances | Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|--------------------------------|
| Exterior Features | Private Entrance, Private Yard |
| Lot Description | Backs on to Park/Green Space |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 9th, 2025 |
| Days on Market | 10 |
| Zoning | DC |

Listing Details

| | |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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