

# \$499,900 - 3211 Doverville Crescent Se, Calgary

MLS® #A2215639

**\$499,900**

4 Bedroom, 3.00 Bathroom, 1,324 sqft

Residential on 0.08 Acres

Dover, Calgary, Alberta

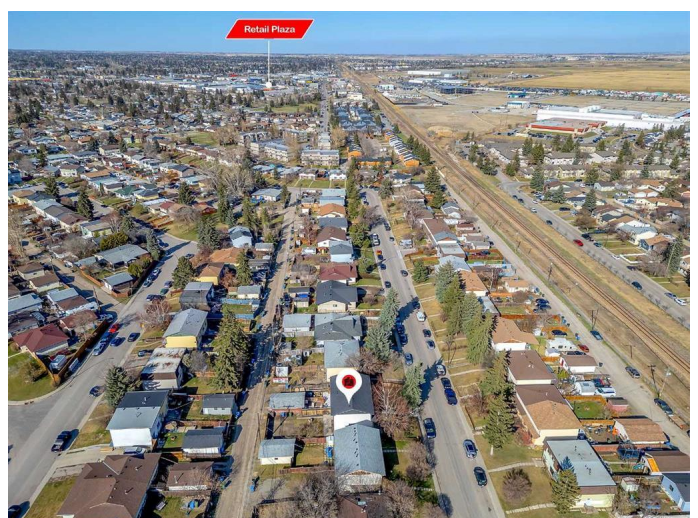
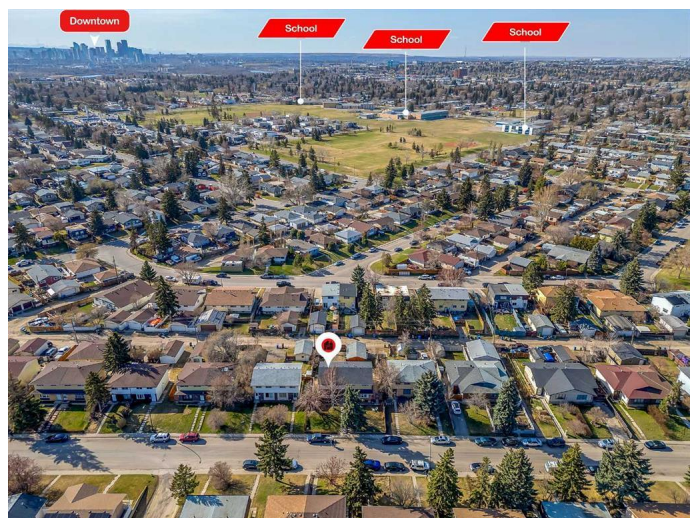
SEPARATE ENTRY BASEMENT ILLEGAL SUITE - 4 BEDROOMS - 2.5 BATHS - OVER 1800+ SQFT OF LIVING SPACE! Welcome to this spacious and functional home located in the family-friendly community of DOVER! Offering over 1800 SQFT of well-planned living space featuring a bright LIVING ROOM, a DINING AREA with SLIDING DOORS that lead out to the back DECK – perfect for indoor/outdoor living – a functional KITCHEN with PANTRY, and a convenient 2-PC BATH. Upstairs, you'll find 3 GENEROUSLY SIZED BEDROOMS, a 4-PC MAIN BATH, and UPPER FLOOR LAUNDRY for added convenience. The FULLY DEVELOPED BASEMENT with SEPARATE ENTRANCE is an illegal SUITE offering even more space with a LARGE REC ROOM, a BEDROOM, a 4-PC BATH, and a KITCHEN. Located just steps from PARKS, SCHOOLS, and PLAYGROUNDS, with quick access to major roadways, shopping, and amenities. This is an excellent opportunity to own in a well-established neighbourhood! SPACIOUS LAYOUT! BACK DECK ACCESS! SUITE IN BASEMENT! PRIME LOCATION IN DOVER! Don't miss out!

Built in 1970

## Essential Information

MLS® # A2215639

Price \$499,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,324                  |
| Acres          | 0.08                   |
| Year Built     | 1970                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 3211 Doverville Crescent Se |
| Subdivision | Dover                       |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T2B 1V1                     |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 3          |
| Parking        | Off Street |

### Interior

|                   |                                       |
|-------------------|---------------------------------------|
| Interior Features | Open Floorplan                        |
| Appliances        | Other                                 |
| Heating           | Forced Air, Natural Gas               |
| Cooling           | None                                  |
| Has Basement      | Yes                                   |
| Basement          | Exterior Entry, Finished, Full, Suite |

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Other               |
| Lot Description   | Back Yard           |
| Roof              | Asphalt Shingle     |
| Construction      | Brick, Vinyl Siding |
| Foundation        | Poured Concrete     |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 28th, 2025 |
| Days on Market | 3                |
| Zoning         | R-CG             |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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