

# \$539,900 - 183 Dovely Crescent Se, Calgary

MLS® #A2236785

**\$539,900**

5 Bedroom, 2.00 Bathroom, 1,054 sqft  
Residential on 0.09 Acres

Dover, Calgary, Alberta

Welcome to 183 Dovely Cr SE - fantastic opportunity for home buyers and investors alike. This well maintained bungalow offers 5 bedrooms, 2 full bathrooms featuring a LEGAL basement suite. It is perfect for families wanting a mortgage-helper/multi generational living or investors seeking strong rental potential. The main level showcases an inviting open-concept layout with a spacious open kitchen. Three comfortable bedrooms and a full bathroom complete the main floor. The LEGAL basement suite is thoughtfully finished with two additional bedrooms, a full bathroom, its own kitchen, and separate laundry—offering excellent flexibility for extended family living or rental revenue. Currently generating over \$3,700/month in combined rents (\$2,050 upstairs and \$1,675 downstairs), both on month-to-month terms. Outside, enjoy a neatly landscaped yard with a spacious deck, perfect for relaxing or entertaining. Located on a quiet street in Dover, close to schools, parks, shopping, transit, and with convenient access to downtown Calgary. Whether you're looking to invest or live with the benefit of a mortgage helper, this property offers exceptional value and opportunity.

Built in 1975

## Essential Information

MLS® #                      A2236785



Price	\$539,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,054
Acres	0.09
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	183 Dovely Crescent Se
Subdivision	Dover
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 2K9

### Amenities

Parking Spaces	2
Parking	Parking Pad

### Interior

Interior Features	Ceiling Fan(s), Separate Entrance, Vinyl Windows, Recessed Lighting
Appliances	Dryer, Electric Stove, Refrigerator, Washer, Washer/Dryer Stacked
Heating	High Efficiency, Forced Air, Natural Gas, Hot Water
Cooling	None
Has Basement	Yes
Basement	Full, Suite

### Exterior

Exterior Features	Fire Pit, Covered Courtyard
Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	July 9th, 2025
Days on Market	8
Zoning	R-CG

### **Listing Details**

Listing Office	Five Star Realty
----------------	------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.