

\$475,000 - 9 Templeton Bay Ne, Calgary

MLS® #A2229778

\$475,000

3 Bedroom, 2.00 Bathroom, 902 sqft

Residential on 0.07 Acres

Temple, Calgary, Alberta

Welcome to this beautifully renovated property in the desirable community of Temple! The main level features an open floor plan, a well appointed kitchen with REFINISHED cabinets, stainless steel appliances and gorgeous wood countertops. There are 2 generously sized bedrooms and a fully RENOVATED 4-pc bathroom with NEW tub, tub surround, vanity, flex hoses and mirror. The basement features an ILLEGAL SUITE with it's own kitchen, 1 additional bedroom and another fully RENOVATED 4-pc bathroom also with a NEW tub, vanity and tile. The entire home has been FRESHLY PAINTED! Over the years, the home has received many UPDATES including a newer roof, windows, high-quality blinds, furnace, water tank, washer and dryer. With a spacious backyard and NO CONDO FEES, this is an ideal home for a first time home buyers or investors alike. Conveniently located within a short drive to the Anne Foote school (K-6), multiple shops, grocery stores, restaurants and within a 20 minute drive to downtown Calgary, this home is a must-see! Call to book your private showing today.

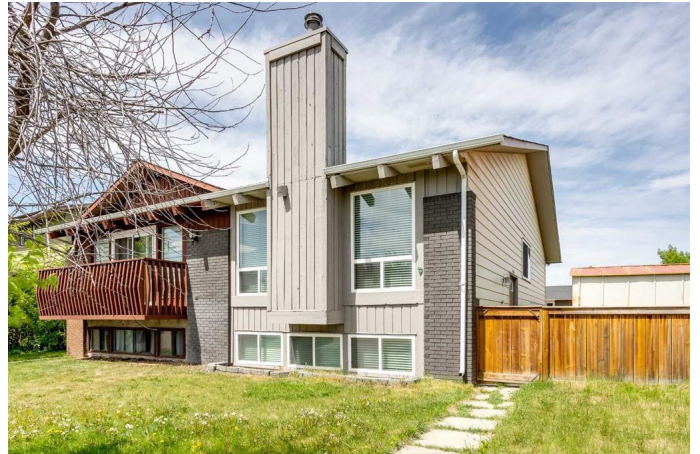
Built in 1981

Essential Information

MLS® # A2229778

Price \$475,000

Bedrooms 3



Bathrooms	2.00
Full Baths	2
Square Footage	902
Acres	0.07
Year Built	1981
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

Community Information

Address	9 Templeton Bay Ne
Subdivision	Temple
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y4Y4

Amenities

Parking Spaces	2
Parking	Off Street

Interior

Interior Features	Breakfast Bar, Built-in Features, No Animal Home, No Smoking Home, Wood Counters
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full, Suite

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Irregular Lot, Lawn
Roof	Asphalt Shingle

Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 17th, 2025
Days on Market	2
Zoning	R-CG

Listing Details

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

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