

# \$484,500 - 3211 Doverville Crescent Se, Calgary

MLS® #A2221223

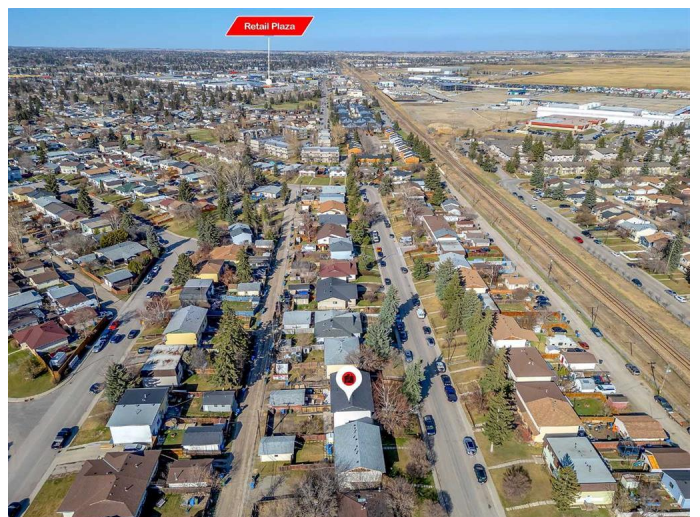
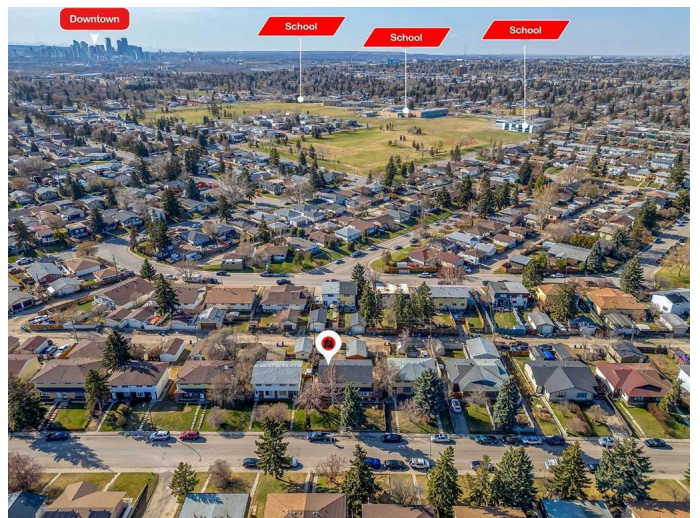
**\$484,500**

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 3-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! ILLEGAL SUITE IN BASEMENT! PRIME LOCATION IN DOVER! Don't miss out!



Built in 1970

## Essential Information

MLS® # A2221223

Price \$484,500

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	May 14th, 2025
Days on Market	10
Zoning	R-CG

## **Listing Details**

Listing Office	Real Broker
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