



147 Templevale Road Calgary Alberta

\$659,000

Fantastic revenue property in the heart of Temple with a City of Calgary Legal Registered Secondary Suite. This beautifully updated home offers 6 bedrooms, 3 full bathrooms, 2 laundries, 2 hot water tanks, and an upgraded furnace. Both suites are fully self-contained with separate entrances, offering privacy and great income potential. Upgrades include windows, flooring, kitchens, bathrooms, and sound insulation between floors. The main level features a spacious living and dining area with a modern gas fireplace, a stunning granite kitchen with stainless steel appliances, and 4 bedrooms including a primary with ensuite. The legal 2-bedroom basement suite feels bright and open with large windows, an upgraded kitchen, and a spacious living/dining layout. Enjoy a double detached garage, a sunny west-facing backyard, and great access to 68 Street, McKnight Blvd, and Stoney Trail. A must-see home with exceptional income potential! (id:6769)

4pc Bathroom 13.75 Ft x 4.75 Ft
Bedroom 12.67 Ft x 8.83 Ft
Bedroom 11.58 Ft x 16.92 Ft
Dining room 12.75 Ft x 11.58 Ft
3pc Bathroom 7.67 Ft x 5.00 Ft
4pc Bathroom 8.83 Ft x 4.92 Ft
Bedroom 10.33 Ft x 10.00 Ft
Bedroom 14.00 Ft x 8.92 Ft

Bedroom 10.67 Ft x 9.08 Ft
Dining room 8.00 Ft x 9.58 Ft
Foyer 12.17 Ft x 3.92 Ft
Kitchen 14.92 Ft x 13.92 Ft
Living room 13.83 Ft x 16.33 Ft
Primary Bedroom 14.33 Ft x 13.42 Ft
Kitchen 13.17 Ft x 11.58 Ft
Recreational, Games room 15.58 Ft x 17.42 Ft

Listing Presented By:



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