



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
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ASSOCIATE

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411 Templeview Drive NE
Calgary, Alberta

MLS # A2260204



\$379,900

Division:	Temple		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,148 sq.ft.	Age:	1978 (47 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Off Street, Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Lawn		

Heating: Forced Air, Natural Gas

Floors: Carpet, Laminate, Tile

Roof: Asphalt Shingle

Basement: Finished, Full

Exterior: Brick, Wood Frame, Wood Siding

Foundation: Poured Concrete

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: M-CG d44

Utilities: -

Inclusions: TV Wall Mount on Main Level, Metal Shelving & Laundry Sink in Utility Room, Basement TV & Wall Mount

Welcome to this beautifully updated semi-detached home in the heart of Temple! Perfect for first-time buyers or savvy investors, this 1,148 sq. ft. property offers the ideal blend of comfort, style, and convenience. Step inside to a bright and inviting main floor featuring a spacious living room with plenty of natural light, a dining area, and a charming kitchen with plenty of counter space to cook and prepare meals, ample cabinet storage, and a stylish wall cutout between the dining area and kitchen—wonderful for entertaining and keeping the family connected. Upstairs, you’ll find three generously sized bedrooms, each with plenty of closet space, and a well-appointed 4-piece bathroom featuring quartz countertops designed for everyday convenience. The fully developed basement expands your living space with a large recreational room, a utility/storage room, and a convenient laundry area with room to organize and work comfortably. Step outside to enjoy a spacious backyard with a deck area—ideal for barbecues, gardening, or simply relaxing—and rear parking, providing everyday practicality. A nearby park adds even more appeal for outdoor activities and family fun. Located on a quiet street with quick access to major roads, shopping, and public transit, this home offers both peace and connectivity, making it an excellent choice for commuters and growing families alike.