

\$475,000 - 5410 Temple Road Ne, Calgary

MLS® #A2082015

\$475,000

5 Bedroom, 2.00 Bathroom, 1,087 sqft

Residential on 0.09 Acres

Temple, Calgary, Alberta

Spectacular Bi-Level Home with Legal Suite -
Prime Investment Opportunity Awaits!

Step into a meticulously maintained, thoughtfully upgraded bi-level residence that embodies comfort, style, and incredible potential. Nestled in front of a serene green space, this property stands as a shining example of modern living with a coveted legal suite for added value.

Main Level:

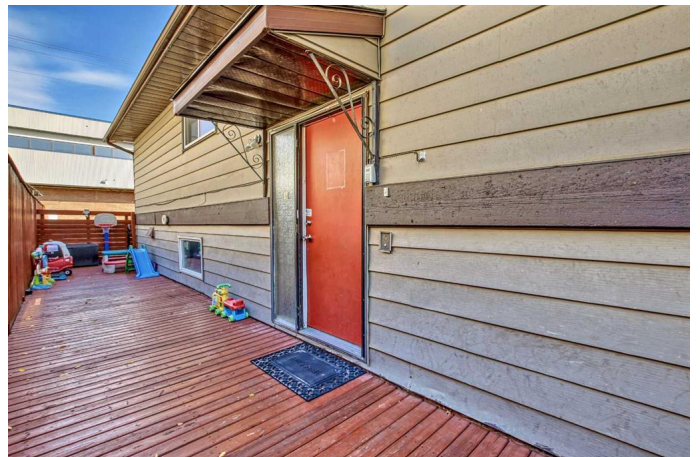
The heart of the home is a stunning kitchen with elegant granite countertops, combining aesthetics and functionality seamlessly. The open-concept living room and dining area create a warm, welcoming atmosphere for gatherings. Three generously sized bedrooms on the main level offer ample space for your family's comfort.

In 2020, all windows were upgraded to triple-pane glass, enhancing energy efficiency and tranquility.

Bid farewell to outdated systems with an energy-efficient furnace, ensuring both comfort and savings.

A new roof, professionally installed in 2015, adds durability and appeal to this splendid home. Step onto the newer deck, your private oasis for relaxation and outdoor enjoyment.

Fully Finished Basement:



Discover the potential of the fully finished basement, featuring a LEGAL two-bedroom suite with a separate entrance and separate laundry facilities. In 2021, new quartz countertops were added, elevating the suite's allure and functionality.

Additional Features:

The convenience of a paved road in the back alley ensures easy access. Proximity to bus stops, schools, shopping, and the LRT station simplifies daily life. Temple Crossing Plaza, home to No Frills, Service Canada, Tim Hortons, pizza options, Dollarama, and more, is right at your doorstep. Village Square Centre, City of Calgary's Transit Office, Calgary Public Library, RBC Bank and other ATMs, City of Calgary's Village Square Leisure (Recreational) Centre, Alberta Health Community Clinics are all walking distance! Hospital, Sunrise Mall, Laboratories, Costco, FreshCo, CO-OP, Indian Groceries are within 5 minutes of driving! Multiple elementary, junior high and high school are walking distance! Also close to TransCanada Highway.

This property is a golden opportunity for savvy investors seeking substantial rental income or first-time buyers looking for a stylish, move-in-ready home with an income-generating LEGAL suite. The standout feature here is the LEGAL suite with two bright and spacious bedrooms. Don't miss out on making this remarkable property your own. Schedule your viewing today and experience the perfect blend of comfort, convenience, and style that this home offers!

Built in 1978

Essential Information

MLS® #	A2082015
Price	\$475,000
Sold Price	\$465,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,087
Acres	0.09
Year Built	1978
Type	Residential
Sub-Type	Semi Detached
Style	Bi-Level, Side by Side
Status	Sold

Community Information

Address	5410 Temple Road Ne
Subdivision	Temple
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t1y 3b2

Amenities

Parking Spaces	4
Parking	Off Street

Interior

Interior Features	Granite Counters
Appliances	Dryer, Range Hood, Satellite TV Dish, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Suite, Walk-Up To Grade

Exterior

Exterior Features	Garden, Lighting
Lot Description	Back Lane, Back Yard, Lawn, Garden, Low Maintenance Landscape, Landscaped, Level

Roof	Asphalt Shingle
Construction	Metal Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 19th, 2023
Date Sold	October 20th, 2023
Days on Market	28
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Metro
----------------	--------------------

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.