

# \$499,900 - 54 Templegreen Road Ne, Calgary

MLS® #A2228394

**\$499,900**

3 Bedroom, 2.00 Bathroom, 1,201 sqft  
Residential on 0.07 Acres

Temple, Calgary, Alberta

LOCATION, LOCATION, LOCATION! This charming 3-bedroom, 2-story corner lot home has it all—comfort, convenience, and community. Ideally located right across the street from a school, park, community center, baseball diamonds, soccer fields, and tennis courts, your family will enjoy endless options for recreation just steps from your front door. Plus, with a bus stop just around the corner, commuting is quick and easy. Step inside to a freshly painted interior that feels warm and welcoming. The bright and cozy living room flows into a sun-filled dining area and open kitchen, complete with plenty of cabinets and newer appliances—perfect for family meals and entertaining. Upstairs, you’ll find three spacious bedrooms and a shared 3-piece bathroom, providing plenty of space for everyone to unwind. The partially finished basement is full of potential—use it as a playroom, home gym, or extra living space to suit your lifestyle. Outside, the fully fenced yard offers privacy and room to relax, while the single detached garage adds convenience and extra storage. With its unbeatable location, thoughtful updates, and family-friendly layout, this home is a rare find. Don’t miss out—schedule your private showing today and imagine the possibilities!

Built in 1980

## Essential Information



MLS® #	A2228394
Price	\$499,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,201
Acres	0.07
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	54 Templegreen Road Ne
Subdivision	Temple
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 4Y8

### **Amenities**

Parking Spaces	1
Parking	Single Garage Detached
# of Garages	1

### **Interior**

Interior Features	No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	None
Lot Description	Corner Lot
Roof	Asphalt Shingle

Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 5th, 2025
Days on Market	101
Zoning	R-CG

**Listing Details**

Listing Office	CIR Realty
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