1307 Radisson Drive SE

Calgary | Active | MLS® A2347919

$465,000









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**1966**	**1,097.68 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by The Real Estate District

A closer look

Whether you're a first-time buyer, investor, or someone looking for a well cared for home in an unbeatable location, this Radisson Heights bungalow is an opportunity worth considering. Situated in the heart of Calgary's established southeast, you'll enjoy walking distance to playgrounds, parks, elementary, junior high and high schools, Franklin CTrain Station, and the vibrant amenities of International Avenue. With Downtown Calgary just 10 minutes away, convenience and connectivity are at your doorstep.

Inside, the main level offers a functional and inviting layout featuring three bedrooms, including a spacious primary retreat complete with its own 2-piece ensuite. The bright living and dining areas flow seamlessly into the L-shaped kitchen, creating a practical space for everyday living and entertaining.

A separate side entrance at the rear of the home provides excellent flexibility and leads to the fully developed basement. Downstairs you'll find a large recreation area, wet bar, one bedroom (window not egress compliant), a den, 3-piece bathroom, and laundry area - offering plenty of space for extended family, guests, hobbies, or future development possibilities.

Outside, enjoy a sunny west-facing backyard designed for gathering and relaxation, complete with a fire pit, oversized double detached garage, and two additional parking stalls beside the garage - an uncommon bonus for the area.

While the home remains largely in original condition, it has been exceptionally maintained over the years and offers a solid foundation for future updates and personalization. Major improvements include the furnace (2015), and roof (2016).

A property that combines location, functionality, pride of ownership, and long term potential - this is a smart investment in one of Calgary's most connected communities.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2347919
Bedrooms	4
Bathrooms	3
Year Built	1966
Property Type:	Residential
Property Sub Type:	Detached

Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Bungalow
Total Living Area:	1,097.68 sq. ft.
Main Level Finished Area:	1,097.68 sq. ft.
Below Grade Finished Area:	985.5 sq. ft.
Acreage:	No
Lot Area:	6,092 sq. ft.
Lot Frontage:	81'10"
Front Exposure:	East
Levels:	One
Total Rooms Above Grade:	6
Year built:	1966 (Age: 60)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3
Bedrooms Below Grade:	1
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	3049JK
Heating:	Central, Forced Air
Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete

New Constr.:	No
Construction Material:	Brick, Cement Fiber Board, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood, Linoleum
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached, RV Access/Parking
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	In Basement
City Quadrant:	Southeast
Community:	Albert Park/Radisson Heights
Appliances:	Bar Fridge, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Bedroom · 9'11" × 7'10" ·
Main Floor	Bedroom · 9'11" × 9' ·
Main Floor	Dining Room · 9'11" × 9' ·
Main Floor	Kitchen With Eating Area · 13'6" × 12'4" ·
Main Floor	Living Room · 19'4" × 11'10" ·
Main Floor	Bedroom - Primary · 13'6" × 11'10" ·

Basement	Den · 11'9" × 8'9" ·
Basement	Bedroom · 10'4" × 9'5" ·
Basement	Laundry · 14'10" × 12'7" ·
Basement	Office · 9' × 8'7" ·
Basement	Game Room · 28'10" × 21'4" ·
Basement	Furnace/Utility Room · 5'11" × 4'1" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks
Interior Features:	Ceiling Fan(s), No Animal Home, No Smoking Home, Separate Entrance, Wet Bar
Exterior Features:	Fire Pit, Private Yard
Patio And Porch Features:	None
Lot Features:	Back Lane, Back Yard, Front Yard
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone E
Zoning:	R-C1
Listed Date:	Sep 24, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1307-radisson-drive-se-calgary-a2347919/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 10:05 AM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

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.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.