1745 Douglas Glen Grove SE

Calgary | Active | MLS® A2355240

$775,000









Bedrooms	Bathrooms	Year Built	Living area
5	**4**	**1997**	**1,769.54 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by TREC The Real Estate Company

A closer look

OPEN HOUSE NOV 7 @ 12PM - 3PM | LEGAL SUITE | FULLY RENOVATED | 5 BEDROOMS | 3.5 BATHROOMS | SOUTH FACING BACKYARD

Welcome to this beautifully renovated home in the desirable community of Douglasdale/Glen! Offering 5 bedrooms, 3.5 bathrooms and a fully developed legal basement suite, this property is an excellent opportunity for families and investors alike. Extensive upgrades include a New Shingles, brand new kitchen, stainless steel appliances, quartz countertops, luxury vinyl plank flooring, fresh paint, modern lighting, updated ceiling texture, new plumbing fixtures, custom tile work in all bathrooms and complete replacement of Poly-B plumbing with PEX.

The bright and inviting main floor features a spacious living room with an electric fireplace, a stunning modern kitchen with ample cabinetry and counter space, trendy tiled backsplash, stainless steel appliances and beautiful quartz countertops. A convenient spice kitchen located right next to the main kitchen adds extra functionality and is perfect for everyday cooking and entertaining. A sunny dining area and a convenient 2-piece bathroom complete the main floor.

Upstairs offers a spacious primary bedroom with a 3-piece ensuite and large closet, two additional generously sized bedrooms, a large bonus room, Laundry room and another 3-piece bathroom.

The fully developed legal basement suite features a private separate entrance, its own furnace and ventilation system, two bedrooms, a full bathroom and modern finishes. Perfect for generating rental income, helping with the mortgage or accommodating extended family.

Enjoy the sunshine in your south-facing backyard, complete with a large deck and plenty of green space for relaxing and entertaining.

Fantastic location! Just mintues away from Quarry Park and minutes from beautiful green spaces featuring basketball courts and seasonal outdoor skating. Enjoy convenient access to the YMCA, library, restaurants, pubs, shopping, CBE and Catholic schools and major commuter routes.

A fully renovated home, legal income suite, functional spice kitchen, south-facing backyard, and fantastic location make this property a must-see. Book your private showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2355240
Bedrooms	5
Bathrooms	4

Year Built	1997
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes
Num Legal Suites:	1
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,769.54 sq. ft.
Acreage:	No
Lot Area:	4,531 sq. ft.
Lot Frontage:	39'10¾"
Front Exposure:	North
Levels:	Two
Total Rooms Above Grade:	8
Year built:	1997 (Age: 29)
Bedrooms:	5 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	2
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	9612489
Heating:	Forced Air
Basement:	Full, Finished, Separate/Exterior Entry

Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Tile, Vinyl Plank
Cooling:	None
Fireplaces:	2
Fireplace Details:	Electric, Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	In Basement, Upper Level
City Quadrant:	Southeast
Community:	Douglasdale/Glen
Appliances:	Dishwasher, Electric Stove, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer
Inclusions:	N/A
Restrictions:	Restrictive Covenant, Utility Right Of Way
Main Floor	Living Room · 16'7" × 12'8" ·
Main Floor	Dining Room · 14'5" × 5'10" ·
Main Floor	Kitchen · 14'5" × 13'6" ·
Main Floor	Spice Kitchen · 8'2" × 4'9" ·

Main Floor	Foyer · 8'9" × 7'9" ·
Upper Level	Family Room · 17'1" × 15'1" ·
Upper Level	Bedroom - Primary · 13'5" × 12'2" ·
Upper Level	Bedroom · 11' × 10' ·
Upper Level	Bedroom · 11'1" × 10' ·
Basement	Kitchen · 10'9" × 3'8" ·
Basement	Bedroom · 11'10" × 11'8" ·
Basement	Bedroom · 12' × 9'9" ·
Basement	Living Room · 14'9" × 11'2" ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Sidewalks, Street Lights
Interior Features:	Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Separate Entrance
Exterior Features:	Private Yard
Patio And Porch Features:	Deck
Lot Features:	Back Yard, City Lot, Interior Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	R-C1
Listed Date:	Nov 04, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1745-douglas-glen-grove-se-calgary-a2355240/

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

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