2 Rivercrest Villas SE

Calgary | Active | MLS® A2355517

$499,900









Bedrooms	Bathrooms	Year Built	Living area
2	**3**	**1994**	**1,268 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX First

A closer look

This Riverbend end-unit villa offers 1,254 sq. ft. of main-floor living and one of the few double attached garages in the complex. East-, south- and west-facing windows bring in plenty of natural light throughout the generous layout, which includes two living areas, two dining spaces and a bright and spacious kitchen. The primary bedroom features a walk-in closet and private ensuite. Main-floor laundry and a powder room complete this level. Updates include newer carpet, kitchen appliances and hot water tank, along with a new microwave/hood fan. Central air conditioning and triple-pane windows provide added comfort. An expanded rear deck offers plenty of space to enjoy the outdoors. The partially finished basement provides additional space with a guest bedroom, a three-piece bathroom, a workshop, ample storage and an open area ready for your ideas. Conveniently close by, Riverbend Shopping Centre offers Sobeys, Shoppers Drug Mart, banking, restaurants and a variety of shops and services. Carburn park close for walking and biking trails. Call to Book your showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2355517
Bedrooms	2
Bathrooms	3
Year Built	1994
Property Type:	Residential
Property Sub Type:	Semi Detached (Half Duplex)
Condo Type:	Bare Land Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Attached-Side by Side, Bungalow
Total Living Area:	1,268 sq. ft.
Main Level Finished Area:	1,268 sq. ft.
Below Grade Finished Area:	1,163 sq. ft.

Condo Fee:	$435.00
Condo Fee Includes:	Maintenance Grounds, Professional Management, Reserve Fund Contributions, Snow Removal, Trash
Acreage:	No
Lot Area:	5,521 sq. ft.
Lot Frontage:	37'5"
Front Exposure:	East
Entry Level:	1
Levels:	One
End Unit:	1 Common Wall
Total Rooms Above Grade:	4
Year built:	1994 (Age: 32)
Bedrooms:	2 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	1
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	9410925
Heating:	Forced Air, Natural Gas
Basement:	Full, Partially Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Wood Frame, Wood Siding
Structure Type:	Duplex
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Carpet, Linoleum
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas, Living Room, Mantle, Tile
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Rivercrest Villas
Community:	Riverbend
Amenities:	Other
Appliances:	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Window Coverings
Inclusions:	N/A
Restrictions:	See Remarks
Pets Allowed:	Restrictions, Yes
Main Floor	Living Room · 23'3" × 12'5" ·
Main Floor	Kitchen · 16'9" × 13'5" ·
Main Floor	Dining Room · 17'1" × 13'8" ·
Main Floor	Bedroom - Primary · 15'8" × 15' ·
Basement	Game Room · 19'11" × 15'2" ·
Basement	Bedroom · 14'9" × 9'7" ·

Basement	Storage · 16'6" × 11'4" ·
Title to Land:	Fee Simple
Community Features:	None
Interior Features:	Bookcases, Ceiling Fan(s), Laminate Counters, Vaulted Ceiling(s), Walk-In Closet(s)
Exterior Features:	None
Patio And Porch Features:	Deck
Lot Features:	Back Yard, Level
Num. of Parcels:	0
Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	M-CG
Listed Date:	Oct 30, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/2-rivercrest-villas-se-calgary-a2355517/

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