205 15 Avenue NE

Calgary | Active | MLS® A2338344

$649,900









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1987**	**1,039.09 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Grand Realty

A closer look

LEGAL SECONDARY SUITE | BUILT IN 1987 | RECENT UPDATES | DETACHED HOME IN PRIME CRESCENT HEIGHTS LOCATION!

Rare opportunity to own an updated inner-city home with a LEGAL 1-bedroom secondary SUITE and SEPARATE ENTRANCE, ideal for rental income, a mortgage helper, or multi-generational living. Just shy of almost 2000 SF of living space.

Built in 1987, this home is newer than many homes in the surrounding inner-city communities and has seen numerous updates, including the LEGAL SUITE (2019), ROOF (2022), BATHROOMS (2025), QUARTZ COUNTERTOPS (2023), APPLIANCES (2021), BASEMENT FLOORING (2025), PAINT FULLY FENCED front and back yards, downstairs kitchen in the basement suite, and exterior stonework.

The location cannot be beat. Minutes from downtown Calgary, Bridgeland, Chinatown, SAIT, the Bow River pathway system, parks, restaurants, cafés, shopping, and major commuter routes.

A rare opportunity to own an updated property with income potential in one of Calgary's most desirable inner-city communities.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2338344
Bedrooms	3
Bathrooms	2
Year Built	1987
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:	Bungalow
Total Living Area:	1,039.09 sq. ft.
Main Level Finished Area:	1,039.09 sq. ft.
Below Grade Finished Area:	937.47 sq. ft.
Acreage:	No
Lot Area:	3,003 sq. ft.
Lot Frontage:	25'
Front Exposure:	North
Levels:	One
Total Rooms Above Grade:	5
Year built:	1987 (Age: 39)
Bedrooms:	3 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	1
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	791P
Heating:	Forced Air
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No

Flooring:	Carpet, Cork, Tile
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	1
Parking:	Single Garage Detached
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Basement
City Quadrant:	Northeast
Community:	Crescent Heights
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Range Hood, Refrigerator, Washer, Window Coverings
Inclusions:	Second Refrigerator, Second Electric Stove.
Restrictions:	None Known
Main Floor	Bedroom · 13'11" × 10'1" ·
Main Floor	Bedroom · 9'8" × 7'7" ·
Main Floor	Dining Room · 16'1" × 7'1" ·
Main Floor	Kitchen · 12'8" × 9' ·
Main Floor	Living Room · 19'8" × 16'3" ·
Basement	Bedroom · 12'6" × 9'11" ·
Basement	Kitchenette · 14'5" × 9'7" ·
Basement	Game Room · 28'6" × 14'11" ·
Basement	Furnace/Utility Room · 9'10" × 4'11" ·
Title to Land:	Fee Simple
Community Features:	Schools Nearby, Shopping Nearby

Interior Features:	See Remarks
Exterior Features:	Rain Gutters
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Back Yard, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-CG
Listed Date:	Aug 24, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/205-15-avenue-ne-calgary-a2338344/

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

Data was last updated November 23, 2026 at 12:05 PM (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.