235 Fallswater Road NE

Calgary | Active | MLS® A2299188

$475,000









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1979**	**1,086.5 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by WExcel

A closer look

Property sold as is, where is. Open-concept layout connecting the kitchen and living room. Laminate flooring throughout the main living spaces, and tile in the kitchen. The kitchen features stainless steel appliances and overlooks a private west-facing backyard with a covered deck. Three bedrooms and two bathrooms. Double detached garage. Conveniently located just minutes from 16 Avenue and Stoney Trail.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2299188
Bedrooms	3
Bathrooms	2
Year Built	1979
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:	1,086.5 sq. ft.
Acreage:	No
Lot Area:	4,994 sq. ft.
Lot Frontage:	45'1"
Front Exposure:	East
Unit Exposure:	Northeast

Levels:	One
Total Rooms Above Grade:	6
Year built:	1979 (Age: 47)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	7811623
Heating:	Forced Air
Basement:	Full, Unfinished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Ceramic Tile, Laminate
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached, Garage Faces Rear
Parking Places:	2
Parking Total/Covered:	2 / -

Laundry Features:	In Basement
City Quadrant:	Northeast
Community:	Falconridge
Appliances:	Dishwasher, Dryer, Range, Range Hood, Refrigerator, Washer
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Bedroom · 13'10" × 8'11" ·
Main Floor	Walk-In Closet · 4'10" × 3'3" ·
Main Floor	Bedroom · 10'6" × 8'8" ·
Main Floor	Bedroom - Primary · 14'1" × 10'11" ·
Main Floor	Kitchen · 14'3" × 9'9" ·
Main Floor	Dining Room · 14'3" × 8'2" ·
Main Floor	Living Room · 14'4" × 11'5" ·
Main Floor	Entrance · 8'4" × 3'9" ·
Title to Land:	Fee Simple
Community Features:	None
Interior Features:	Open Floorplan
Exterior Features:	None
Patio And Porch Features:	None, Rear Porch
Lot Features:	Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-CG
Listed Date:	Apr 06, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/235-fallswater-road-ne-calgary-a2299188/

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.