3131 Dover Crescent SE

Calgary | Active | MLS® A2349385

$384,900









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**1970**	**1,071.2 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Ko Realty Ltd.

A closer look

| 3 BEDS | 2.5 BATHS | SEPARATE ENTRANCE, LAUNDRY, AND KITCHEN | Convenient Location! | Welcome home! This 2-storey duplex in the community of Dover offers 3 bedrooms and 2.5 bathrooms. The main floor features a bright living area and a well-appointed kitchen with backyard access. Convenient laundry hookups are also available for washer/dryer. A 2 piece bathroom completes this level. Upstairs, you'll find three good-sized bedrooms, including a primary suite with a walk-in closet. A 4-piece bathroom completes the upper level. The functional lower level features a bachelor-style layout, complete with a large flex room, its own kitchen, laundry, separate entrance, and 3-piece bathroom. Located close to shopping, parks, schools, and more, this home is a fantastic opportunity. Call your favourite agent today to book a showing! Some photos have been virtually staged using AI. ** Agents, please read private remarks for access code **

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2349385
Bedrooms	3
Bathrooms	3
Year Built	1970
Property Type:	Residential
Property Sub Type:	Semi Detached (Half Duplex)
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes
Num Legal Suites:	0
Num Illegal Suites:	1
Home Style:	2 Storey, Attached-Side by Side
Total Living Area:	1,071.2 sq. ft.
Lot Area:	3,024 sq. ft.
Lot Frontage:	27'5 7/8 "

Front Exposure:	East
Entry Level:	1
Levels:	Two
End Unit:	1 Common Wall
Total Rooms Above Grade:	3
Year built:	1970 (Age: 56)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	0
Plan:	6938JK
Heating:	Forced Air
Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Wood Frame
Structure Type:	Duplex
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Hardwood, Tile, Vinyl Plank
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Parking Pad

Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Basement, Main Level, See Remarks
City Quadrant:	Southeast
Community:	Dover
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Inclusions:	N/A
Restrictions:	None Known
Upper Level	Bedroom · 9'3" × 8'6" ·
Upper Level	Bedroom · 12'1" × 8'10" ·
Upper Level	Bedroom - Primary · 14'6" × 9'6" ·
Title to Land:	Fee Simple
Community Features:	Playground
Interior Features:	See Remarks
Exterior Features:	Other
Patio And Porch Features:	Front Porch
Lot Features:	Back Lane, Back Yard, Front Yard, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone E
Zoning:	R-CG
Listed Date:	Oct 06, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/3131-dover-crescent-se-calgary-a2349385/

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

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