3326 Radcliffe Drive SE

Calgary | Active | MLS® A2345385

$419,900









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**1978**	**1,117.38 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by MaxWell Gold

A closer look

Affordable and well-maintained 1/2 duplex in the convenient community of Radcliffe! This spacious home offers 4 bedrooms and 2.5 bathrooms, making it an excellent opportunity for families, first-time buyers, or investors. Ideally located near schools, parks, transit, shopping, and major highways, with easy access to everyday amenities and commuting routes.

The main floor welcomes you with a foyer that leads into the spacious living room, seamlessly connected to the dining area. The kitchen offers convenient access to the backyard through the rear door, leading to a deck-perfect for enjoying outdoor space. A convenient 2-piece bathroom completes the main level.

Upstairs features a spacious primary bedroom, two additional bedrooms, and a 4-piece common bathroom, providing comfortable living space for the whole family.

The fully finished basement offers additional living space with a fourth bedroom, 4-piece bathroom, recreation room, and laundry/furnace room. The basement also features a separate side entrance, adding excellent potential and flexibility for the new owner.

Don’t miss this affordable opportunity in a convenient location! Call your favourite REALTOR® or contact us today to book your private showing.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2345385
Bedrooms	4
Bathrooms	3
Year Built	1978
Property Type:	Residential
Property Sub Type:	Semi Detached (Half Duplex)
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0

Num Illegal Suites:	0
Home Style:	2 Storey, Attached-Side by Side
Total Living Area:	1,117.38 sq. ft.
Main Level Finished Area:	571.44 sq. ft.
Upper Level Finished Area:	545.94 sq. ft.
Below Grade Finished Area:	502.94 sq. ft.
Lot Area:	3,078 sq. ft.
Lot Frontage:	28'1"
Front Exposure:	Southeast
Entry Level:	1
Levels:	Two
End Unit:	1 Common Wall
Total Rooms Above Grade:	6
Year built:	1978 (Age: 48)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	0
Plan:	7710886
Heating:	Forced Air
Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Metal Siding, Wood Frame

Structure Type:	Duplex
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Ceramic Tile, Hardwood, Laminate
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Off Street
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement
City Quadrant:	Southeast
Community:	Albert Park/Radisson Heights
Appliances:	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Inclusions:	Storage Shed
Restrictions:	Airspace Restriction
Main Floor	Living/Dining Room Combination · 19'4" × 12' ·
Main Floor	Kitchen · 11'9" × 11'7" ·
Main Floor	Foyer · 7'7" × 5'3" ·
Upper Level	Bedroom - Primary · 15' × 9'10" ·
Upper Level	Bedroom · 8'10" × 8'2" ·
Upper Level	Bedroom · 11'7" × 8' ·
Basement	Game Room · 16'2" × 10'11" ·
Basement	Bedroom · 9'11" × 7'3" ·
Basement	Laundry · 11'9" × 5'10" ·

Title to Land:	Fee Simple
Community Features:	Airport/Runway, Park, Playground, Schools Nearby, Shopping Nearby
Interior Features:	Walk-In Closet(s)
Exterior Features:	Private Yard
Patio And Porch Features:	Deck
Lot Features:	Back Yard
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone E
Zoning:	R-CG
Listed Date:	Sep 12, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/3326-radcliffe-drive-se-calgary-a2345385/

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

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Prepared November 25, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.