3341 Doverthorn Road SE

Calgary | Active | MLS® A2345269

$440,000









Bedrooms	Bathrooms	Year Built	Living area
4	**2**	**1975**	**987.6 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Royal LePage Blue Sky

A closer look

Welcome to this beautifully developed bungalow-style duplex in the sought-after community of Dover-an excellent opportunity for investors, first-time buyers, or those seeking additional rental income. Recent updates include shingles, flooring, and fresh paint, offering a move-in-ready feel.
The main floor features two spacious bedrooms, with the flexibility to create a third, along with a full bathroom. The fully developed basement includes an 2-bedroom Ill- legal suite, a full bathroom, and comfortable living space, providing excellent versatility. A double detached garage adds convenience and value.

Currently rented for $2,600 plus utilities, with tenants on a month-to-month lease who are willing to stay, this property offers immediate income potential. Ideally located minutes from shopping, schools, playgrounds, transit, and downtown. Book your private viewing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2345269
Bedrooms	4
Bathrooms	2
Year Built	1975
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:	Attached-Side by Side, Bungalow
Total Living Area:	987.6 sq. ft.
Acreage:	No
Lot Area:	2,927 sq. ft.

Lot Frontage:	29'4¾"
Front Exposure:	East
Entry Level:	1
Levels:	One
End Unit:	1 Common Wall
Total Rooms Above Grade:	5
Year built:	1975 (Age: 51)
Bedrooms:	4 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	2
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	731422
Heating:	Forced Air
Basement:	Full, Finished, Other
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Mixed, Vinyl Siding
Structure Type:	Duplex
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Ceramic Tile, Laminate, Tile
Cooling:	None
Fireplaces:	0
Garage:	Yes

Garage Spaces:	2
Parking:	Double Garage Detached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Unit
City Quadrant:	Southeast
Community:	Dover
Appliances:	Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Inclusions:	n/a
Restrictions:	None Known
Main Floor	Bedroom · 14'11" × 8'1" ·
Main Floor	Dinette · 10' × 8'1" ·
Main Floor	Kitchen · 11'5" × 11'1" ·
Main Floor	Living Room · 17'2" × 11'8" ·
Main Floor	Bedroom - Primary · 14'10" × 11'6" ·
Basement	Bedroom · 10'9" × 8'1" ·
Basement	Kitchen · 8'4" × 8' ·
Basement	Bedroom · 16'4" × 11'4" ·
Basement	Storage · 7'9" × 6'7" ·
Basement	Furnace/Utility Room · 11' × 10'11" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	Kitchen Island, Open Floorplan, Pantry
Exterior Features:	Private Entrance, Private Yard
Patio And Porch Features:	None
Lot Features:	Back Lane, Low Maintenance Landscape

Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone E
Zoning:	R-CG
Listed Date:	Sep 14, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/3341-doverthorn-road-se-calgary-a2345269/

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Prepared November 27, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.