# 408 Rundleville Place NE

Calgary | Active | MLS® A2319598

**$519,900**









| Bedrooms | Bathrooms | Year Built | Living area |
|---|---|---|---|
| **3** | **3** | **1976** | **1,371.43 sq. ft.** |

## Your next move starts with a conversation.

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Listed by REMAX Innovations

# A closer look

>>>>>HIGHLY SOUGHT AFTER DESIRABLE CUL-DE-SAC LOCATION | MASSIVE LOT | 3 BEDROOMS | 2.5 BATHROOMS | TANDUM PARKING PAD WITH POTENTIAL FOR A HUGE BACK GARAGE | AMAZING NEIGHBOURS | ROOM TO GROW | INCREDIBLE POTENTIAL

Homes like this rarely come available in one of Rundle's most desirable locations. Tucked away on a quiet cul-de-sac, this well-maintained bi-level offers the perfect combination of space, flexibility, and future potential.

The main floor features 2 spacious bedrooms, including a primary bedroom with its own private 2-piece ensuite, a full bathroom, and a layout that can easily be converted back to a 3-bedroom configuration if desired. Downstairs, you'll find a large third bedroom, a large bathroom, and two additional living space ideal for growing families, guests, or future development opportunities.

Step outside and discover one of this property's standout features-South facing backyard, an oversized lot with a tandem parking pad and ample room to build the dream garage you've always wanted, while still leaving plenty of space for entertaining, gardening, or family gatherings.

Surrounded by mature trees, pride of ownership, and wonderful long-term neighbours, this home offers the lifestyle buyers are searching for. Conveniently located just minutes from schools, parks, shopping, transit, and the Rundle LRT Station, you'll enjoy all the benefits of an established community with room to grow.

Whether you're a first-time buyer, growing family, or savvy investor, this is an exceptional opportunity to secure a home in a location you'll love for years to come.

# Property details

| | |
|---|---|
| **Status** | Active |
| **Prop. Type** | Residential |
| **MLS® Num** | A2319598 |
| **Bedrooms** | 3 |
| **Bathrooms** | 3 |
| **Year Built** | 1976 |
| **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:** | Bi-Level |
| **Total Living Area:** | 1,371.43 sq. ft. |
| **Main Level Finished Area:** | 1,371.43 sq. ft. |
| **Below Grade Finished Area:** | 1,216.43 sq. ft. |
| **Acreage:** | No |
| **Lot Area:** | 6,049 sq. ft. |
| **Lot Frontage:** | 55' |
| **Lot Details:** | 16.77M x 33.62 |
| **Front Exposure:** | North |
| **Unit Exposure:** | North |
| **Levels:** | Bi-Level |
| **Total Rooms Above Grade:** | 5 |
| **Year built:** | 1976 (Age: 50) |
| **Bedrooms:** | 3 (Above Grd: 2) |
| **Bedrooms Above Grade:** | 2 |
| **Bedrooms On Main:** | 2 |
| **Bedrooms Below Grade:** | 1 |
| **Bathrooms:** | 3.0 (Full:2, Half:1) |
| **Num Ensuite Baths:** | 1 |
| **Plan:** | 7610016 |
| **Heating:** | Forced Air, Natural Gas |
| **Basement:** | Full, Finished, None |
| **Foundation:** | Poured Concrete, Wood |

| | |
|---|---|
| **New Constr.:** | No |
| **Construction Material:** | Brick, Concrete, Vinyl Siding, Wood Frame |
| **Structure Type:** | House |
| **Roof:** | Asphalt Shingle |
| **Ensuite:** | Yes |
| **Flooring:** | Carpet, Laminate |
| **Cooling:** | None |
| **Fireplaces:** | 1 |
| **Fireplace Details:** | Electric |
| **Garage:** | No |
| **Parking:** | Concrete Driveway, Driveway, Front Drive, Parking Pad |
| **Parking Places:** | 2 |
| **Parking Total/Covered:** | 2 / - |
| **Laundry Features:** | In Basement |
| **City Quadrant:** | Northeast |
| **Community:** | Rundle |
| **Appliances:** | Dishwasher, Electric Range, Range Hood, Refrigerator |
| **Inclusions:** | N/A |
| **Restrictions:** | None Known |
| **Main Floor** | Bedroom - Primary · 13' × 11'11" · |
| **Main Floor** | Bedroom · 16'9" × 10'6" · |
| **Main Floor** | Kitchen · 13'1" × 9'5" · |
| **Main Floor** | Living Room · 14'1" × 13'5" · |
| **Main Floor** | Dining Room · 13'3" × 8'11" · |
| **Basement** | Bedroom · 16'1" × 10'9" · |
| **Basement** | Game Room · 15' × 13'5" · |

| | |
|---|---|
| **Basement** | Flex Space · 24' × 14'11" · |
| **Basement** | Storage · 10'9" × 5'1" · |
| **Basement** | Storage · 6'9" × 4'11" · |
| **Basement** | Laundry · 12'9" × 10'4" · |
| **Title to Land:** | Fee Simple |
| **Community Features:** | Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths |
| **Interior Features:** | No Animal Home, No Smoking Home |
| **Exterior Features:** | Private Yard |
| **Patio And Porch Features:** | None |
| **Lot Features:** | Back Yard, Cul-De-Sac, Front Yard, Landscaped, Lawn, No Back Lane, Private, Rectangular Lot, Street Lighting |
| **Num. of Parcels:** | 0 |
| **Fencing:** | Fenced |
| **Region:** | Calgary |
| **Zone:** | CAL Zone NE |
| **Zoning:** | R-CG |
| **Listed Date:** | Jun 10, 2026 |

### Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/408-rundleville-place-ne-calgary-a2319598/

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

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