6607 Malvern Road NE

Calgary | Active | MLS® A2350525

$509,900









Bedrooms	Bathrooms	Year Built	Living area
5	**2**	**1975**	**983.2 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Ko Realty Ltd.

A closer look

WELCOME HOME! This beautiful home has 983 SQ.FT. BUNGALOW offers an incredible opportunity for FIRST-TIME HOME BUYERS, growing families, or anyone looking for a versatile home with plenty of space and functionality! Featuring a total of 5 BEDROOMS and 2 FULL BATHROOMS, this property provides an excellent layout with room for everyone.

The main level offers comfortable living spaces filled with potential, while the lower level adds even more flexibility. A SEPARATE ENTRANCE, SEPARATE KITCHEN, and SEPARATE LAUNDRY provide added privacy and convenience between the two levels-an ideal setup for extended family, multi-generational living, or simply having additional space for guests.

One of the standout features of this property is the OVERSIZED DOUBLE DETACHED GARAGE, providing plenty of room for vehicles, storage, tools, hobbies, or a workshop setup. With 5 bedrooms throughout the home, there is also flexibility to create a home office, guest room, playroom, or whatever best suits your lifestyle.

Whether you're purchasing your very first home or looking for a property that offers space, flexibility, and long-term possibilities, this bungalow is one you won't want to miss. With its practical floor plan, separate lower-level amenities, generous bedroom count, and oversized garage, this home checks so many boxes!

A fantastic opportunity to step into homeownership and make this property your own. CALL YOUR FAVORITE REALTOR TODAY and book your private showing before this one is gone!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2350525
Bedrooms	5
Bathrooms	2
Year Built	1975
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes

Num Legal Suites:	0
Num Illegal Suites:	1
Home Style:	Bungalow
Total Living Area:	983.2 sq. ft.
Acreage:	No
Lot Area:	4,004 sq. ft.
Lot Frontage:	40'
Front Exposure:	North
Levels:	One
Total Rooms Above Grade:	3
Year built:	1975 (Age: 51)
Bedrooms:	5 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3
Bedrooms Below Grade:	2
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	7510603
Heating:	Forced Air
Basement:	Full, Finished, Walk Out, Walk Up
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No

Flooring:	Carpet, Tile, Vinyl
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Detached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement, Main Level, Multiple Locations
City Quadrant:	Northeast
Community:	Marlborough Park
Appliances:	Dishwasher, Microwave, Range, Range Hood, Refrigerator, Washer/Dryer
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Bedroom · 10'7" × 7'11" ·
Main Floor	Bedroom · 9'11" × 8' ·
Main Floor	Bedroom - Primary · 13'3" × 9'3" ·
Basement	Bedroom · 18'8" × 11'11" ·
Basement	Bedroom · 10' × 8'2" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Granite Counters
Exterior Features:	Private Yard
Patio And Porch Features:	Front Porch, Pergola
Lot Features:	Back Lane, Back Yard, Few Trees, Garden, Low Maintenance Landscape, Many Trees, Private

Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-CG
Listed Date:	Oct 05, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/6607-malvern-road-ne-calgary-a2350525/

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

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