70 Fairview Crescent SE

Calgary | Active | MLS® A2348652

$599,900









Bedrooms	Bathrooms	Year Built	Living area
4	**2**	**1959**	**1,080 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX Complete Realty

A closer look

Who says your first house has to be a project? This updated Fairview bungalow is completely move-in ready and sits on one of those big, mature lots that you just don't get with a new build. It's on a quiet crescent, has a huge backyard, a great deck and a detached garage-but you're still ridiculously close to everything. The house itself is bright, has beautiful hardwood floors and a really great updated kitchen with granite counters, maple cabinetry and tons of storage. There are three bedrooms upstairs and the fully finished basement gives you even more space with another bedroom, an office, updated bathroom and a HUGE media/games room. Now let's talk location because it's a good one. You can be downtown for dinner, drinks or a Flames game in about 15 minutes. Chinook Centre is right there, along with great restaurants, shopping and pretty much anything else you need. This is such a good opportunity for someone who wants their first HOME-not a condo, not a townhouse-a house. With a yard. In Calgary. Close to downtown. That's getting harder to find.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2348652
Bedrooms	4
Bathrooms	2
Year Built	1959
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:	Bungalow
Total Living Area:	1,080 sq. ft.
Main Level Finished Area:	1,080.04 sq. ft.
Below Grade Finished Area:	980.5 sq. ft.

Acreage:	No
Lot Area:	4,994 sq. ft.
Lot Frontage:	50'1¼"
Front Exposure:	West
Levels:	One
Total Rooms Above Grade:	6
Year built:	1959 (Age: 67)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3
Bedrooms Below Grade:	1
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	2832HQ
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Other
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco, Wood Frame, Wood Siding
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Hardwood, Tile, Vinyl
Cooling:	None
Fireplaces:	1
Fireplace Details:	Electric

Garage:	Yes
Garage Spaces:	1
Parking:	Single Garage Detached
Parking Places:	3
Parking Total/Covered:	3 / -
Laundry Features:	In Basement
City Quadrant:	Southeast
Community:	Fairview (Calgary)
Appliances:	Dishwasher, Dryer, Gas Stove, Refrigerator, Washer, Window Coverings
Inclusions:	Ceiling Fan, BBQ
Restrictions:	Encroachment
Main Floor	Kitchen · 9'5" × 8'8" ·
Main Floor	Dining Room · 13'2" × 12'2" ·
Main Floor	Living Room · 19' × 14' ·
Main Floor	Bedroom - Primary · 12'7" × 8'8" ·
Main Floor	Bedroom · 11' × 8'7" ·
Main Floor	Bedroom · 11'4" × 11' ·
Basement	Office · 10'4" × 9'8" ·
Basement	Bedroom · 13'6" × 10'4" ·
Basement	Game Room · 27'5" × 16'4" ·
Basement	Laundry · 11'5" × 7'4" ·
Basement	Furnace/Utility Room · 9'3" × 7' ·
Title to Land:	Fee Simple
Community Features:	Other, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Ceiling Fan(s), Granite Counters

Exterior Features:	BBQ gas line, Private Yard
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Back Yard, Landscaped, Treed
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone S
Zoning:	R-CG
Listed Date:	Sep 28, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/70-fairview-crescent-se-calgary-a2348652/

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