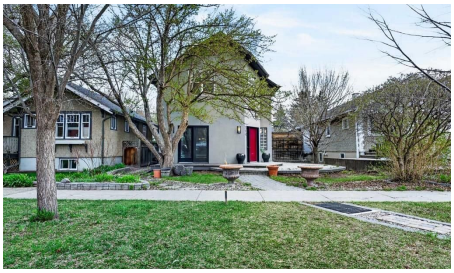
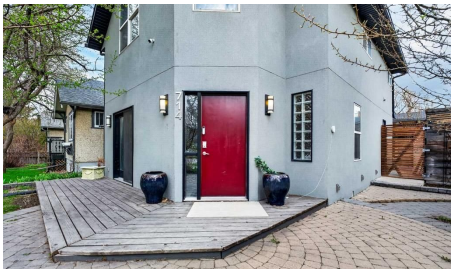
714 7 Avenue NE

Calgary | Active | MLS® A2356218

$875,000









Bedrooms	Bathrooms	Year Built	Living area
2	**3**	**1933**	**1,573.1 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by LPT Realty

A closer look

This is a rare opportunity to acquire a fully operational, high-performing short-term rental in one of Calgary's most desirable inner-city communities. Located at 714 7th Avenue NE in Bridgeland/Renfrew, this property is just steps from downtown, transit, and the Bow River pathway system.

The home is not simply suited for Airbnb use, it is already established as one of the top-performing three-bedroom short-term rentals in the city. It currently ranks among the highest in Calgary for gross revenue in its category, with 158 reviews, a 4.84 rating, and Superhost status. All performance metrics are documented and supported by AirDNA data.

Over $125,000 has been invested into renovations, furnishings, design, and technology, with a clear focus on maximizing guest experience and occupancy. The interior features a cohesive Mexican hacienda-inspired design with custom tile work, warm tones, and thoughtfully curated spaces that photograph well and encourage repeat bookings.

The home offers three bedrooms, including a king suite, along with flexible sleeping arrangements such as trundles and a Murphy bed, allowing for a total capacity of up to 10 guests. There are 2.5 bathrooms, making it well suited for larger groups.

One of the most unique features of this property is the fully permitted conversion of the triple-car garage into a games and entertainment space. This area includes arcade games such as Pac-Man and Buck Hunter, foosball, a Murphy bed, a minibar, and a half bathroom. This addition significantly enhances both guest experience and revenue potential in a way that is difficult to replicate.

Additional features include a private hot tub with updated components, a dedicated home gym with proper flooring and equipment, a professional-grade kitchen designed for group use, smart locks, smart TVs with streaming capabilities, high-speed Wi-Fi, and central air conditioning.

The property is fully licensed under BL267439 and is actively operating on both Airbnb and VRBO. An experienced operations team is already in place and may be retained by the buyer, providing support with pricing strategy, guest communication, cleaning, maintenance, and claims management. This allows for a seamless transition with no interruption to revenue or operations.

The property consistently benefits from strong seasonal demand, including significant revenue increases during events such as the Calgary Stampede.

Comprehensive financial statements, market data, and a full buyer package are available to qualified purchasers. This is a turnkey investment that has been carefully built and optimized over time.

Property details

Status	Active

Prop. Type	Residential
MLS® Num	A2356218
Bedrooms	2
Bathrooms	3
Year Built	1933
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:	2 Storey
Total Living Area:	1,573.1 sq. ft.
Main Level Finished Area:	834.34 sq. ft.
Upper Level Finished Area:	738.76 sq. ft.
Acreage:	No
Lot Area:	4,402 sq. ft.
Lot Frontage:	39'11½"
Front Exposure:	South
Levels:	Two
Total Rooms Above Grade:	9
Year built:	1933 (Age: 93)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	1

Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	2
Plan:	8150AN
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Metal Siding, Stucco, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Hardwood, Stone
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	3
Parking:	Triple Garage Detached
Parking Places:	3
Parking Total/Covered:	3 / -
Laundry Features:	In Basement
City Quadrant:	Northeast
Community:	Renfrew
Appliances:	Dishwasher, Dryer, Garage Control(s), Gas Stove, Oven, Range Hood, Refrigerator, Washer, Window Coverings
Inclusions:	NA

Restrictions:	Restrictive Covenant
Main Floor	Living Room · 16' × 11'10" ·
Main Floor	Kitchen · 11' × 10' ·
Main Floor	Dining Room · 14' × 8'6" ·
Main Floor	Bedroom · 13'7" × 8'8" ·
Main Floor	Foyer · 7'10" × 6'7" ·
Main Floor	Game Room · 22'9" × 19'11" ·
Main Floor	Exercise Room · 19'8" × 11'2" ·
Upper Level	Bedroom - Primary · 20'4" × 15'6" ·
Upper Level	Other · 13'4" × 11'7" ·
Upper Level	Walk-In Closet · 13' × 5' ·
Basement	Storage · 9'9" × 4'7" ·
Basement	Storage · 12'7" × 9'1" ·
Basement	Furnace/Utility Room · 21'9" × 15'3" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan
Exterior Features:	Courtyard
Patio And Porch Features:	Front Porch
Lot Features:	Back Lane, Landscaped, Level, Rectangular Lot, Street Lighting
Num. of Parcels:	0
Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone CC
Zoning:	R-CG
Listed Date:	Nov 03, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/714-7-avenue-ne-calgary-a2356218/

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

Data was last updated November 23, 2026 at 02:05 PM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.