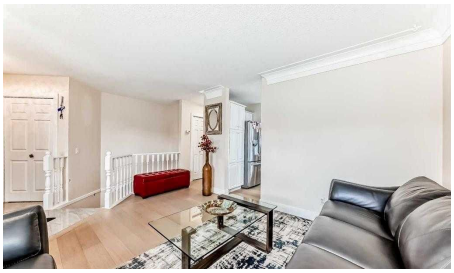
7165 California Boulevard NE

Calgary | Active | MLS® A2345462

$599,900









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**1992**	**1,311 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Royal LePage METRO

A closer look

Fully renovated , This former show home is meticulously cared for and shows pride of ownership! Easy to please palette with neutral paint and flooring colors. The front facing formal dining room (or flex area) has decorative ceiling cornice and a sunny bay window. Fresh white cabinetry, peninsula island, glass door inserts, fridge, stove, dishwasher and stainless fridge in the kitchen. The main floor plan is perfect for easy flow between the kitchen, spacious eating nook and living room. Windows and vaulted ceilings add to the openness of the space. There is a cozy gas fireplace to add warmth on the cooler days. Patio access to the west facing back deck (14x9) which is covered in durable and easy care newer trek decking. Upper cabinets provide extra storage in the main floor laundry. The Master bedroom has decorative wood detail and vaulted ceilings as well as a walk in closet and jetted tub and shower en suite. The lower level has two more bedrooms and a very large open rec are as well as a 3 piece bath. There is RV parking in the rear with convenient power and water hook ups .

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2345462
Bedrooms	4
Bathrooms	3
Year Built	1992
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:	1,311 sq. ft.
Main Level Finished Area:	1,311 sq. ft.
Below Grade Finished Area:	1,196 sq. ft.

Acreage:	No
Lot Area:	5,274 sq. ft.
Lot Frontage:	47'10¾"
Front Exposure:	North
Levels:	One
Total Rooms Above Grade:	6
Year built:	1992 (Age: 34)
Bedrooms:	4 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	2
Bathrooms:	3.0 (Full:3, Half:0)
Num Ensuite Baths:	1
Plan:	9210993
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Laminate
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas

Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
City Quadrant:	Northeast
Community:	Monterey Park
Appliances:	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Family Room · 14'8" × 11'3" ·
Main Floor	Bedroom - Primary · 13'11" × 12' ·
Main Floor	Bedroom · 10' × 10' ·
Main Floor	Kitchen · 13'11" × 9'2" ·
Main Floor	Dining Room · 10' × 8'6" ·
Main Floor	Living Room · 14'2" × 13'8" ·
Basement	Bedroom · 14'9" × 11'8" ·
Basement	Bedroom · 11'6" × 11' ·
Basement	Game Room · 27'10" × 17'7" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	High Ceilings, Jetted Tub, Vaulted Ceiling(s)
Exterior Features:	None
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Back Yard, Front Yard, Landscaped, Level, Rectangular Lot

Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-CG
Listed Date:	Sep 15, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/7165-california-boulevard-ne-calgary-a2345462/

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

Data was last updated November 23, 2026 at 12:05 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.