

# \$680,000 - 2714 9 Avenue Se, Calgary

MLS® #A2236525

## \$680,000

3 Bedroom, 2.00 Bathroom, 1,521 sqft

Residential on 0.14 Acres

Albert Park/Radisson Heights, Calgary, Alberta

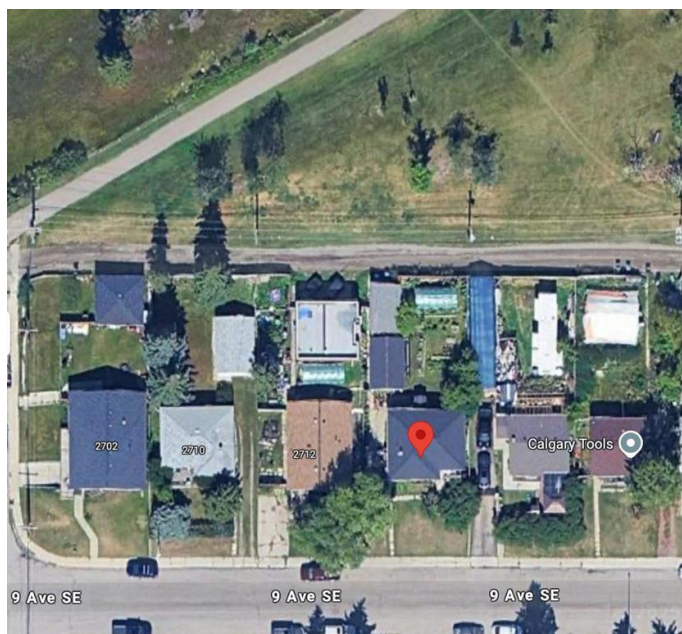
Charming Bungalow with Suite & Garage in SE Calgary!

Welcome to 2714 9 Ave SE – a well-kept bungalow offering flexibility and value in a convenient location. The main floor features 2 comfortable bedrooms, a bright 4-piece bathroom, and a spacious living/dining area with a functional kitchen. The fully developed basement includes a 1-bedroom suite with a 3-piece bathroom, perfect for extended family or rental potential (illegal suite). Enjoy the added bonus of a single detached garage, a private backyard, and rear lane access. Just minutes from downtown, transit, parks, and schools – this home is a fantastic opportunity for homeowners and investors alike!

Built in 1959

## Essential Information

MLS® #	A2236525
Price	\$680,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,521
Acres	0.14
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow



Status	Active
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## Community Information

Address	2714 9 Avenue Se
Subdivision	Albert Park/Radisson Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 0B7

## Amenities

Parking Spaces	1
Parking	Single Garage Detached
# of Garages	1

## Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Washer, Convection Oven, Electric Range
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Back Lane, Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Wood Frame, Asphalt
Foundation	Poured Concrete

## Additional Information

Date Listed	July 3rd, 2025
Days on Market	61
Zoning	R-CG

## Listing Details

Listing Office	TrustPro Realty
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