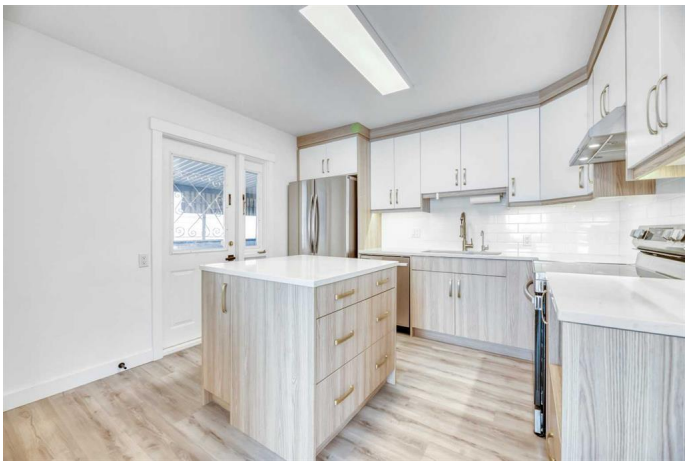
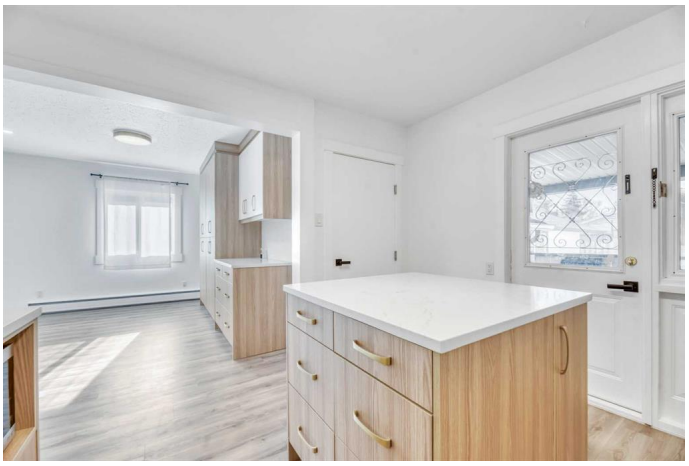
$700,000 - 7207 7 Street Sw, Calgary

MLS® #A2263060

$700,000
3 Bedroom, 2.00 Bathroom, 1,118 sqft
Residential on 0.13 Acres





Kingsland, Calgary, Alberta

Welcome to 7207-7 ST SW, a bright and beautifully updated 4-bedroom, 2-bathroom home that perfectly combines comfort, style, and practicality. From the moment you arrive, youâ€™ll notice the charming curb appeal and unique dual-garage setupâ€”including both a single and a double garage with a future ready 240V EV chargerâ€”that makes this property truly special.

Step inside to discover a main floor fully renovated in 2022, featuring triple-pane windows, luxury vinyl flooring, fresh paint, modern doors, and updated closets. The open layout feels spacious and full of light, with large windows that brighten every room throughout the day. The kitchen is a true highlight, boasting a built-in island with extra storage, a 6-stage alkaline water filter, and a huge Blanco sink that makes cooking and cleanup a breeze. The dining area offers even more cabinets for storage, and the living room is warm and inviting with big windows, morning sunlight, and dimmable pot lights to set the mood. The main bathroom makes smart use of space, with lots of storage and a modern bidet toilet for added comfort.

Downstairs with a seperate entrance, youâ€™ll find a spacious family room, a fourth bedroom, and a full bathroomâ€”perfect for guests or family movie nights. The home also includes a Culligan water softener and HRV HEPA filtration system. The new oversized

double detached garage is insulated, drywalled, and features a motorized attic staircase for extra storage, plus durable Hardie board siding and an upgraded 200-amp electrical panel. Outside, enjoy a quiet yard with tons of raspberry bushes and a beautiful cherry-blossom-like tree that blooms each spring.

Located on a peaceful street within a playground zone, this home is just a 2-minute walk to St. Augustine School and steps from Elbow Drive for easy bus access. Youâ€™ll love being close to everythingâ€” 1.1km to Chinook Centre, 1.9km to the C-Train station, and local favorites like 7-Eleven, Shoppers Drug Mart, Cobs Bread, Starbucks, and more. With thoughtful upgrades, a welcoming layout, and a fantastic central location, this home is truly move-in ready and ready to be loved!

Built in 1957

Essential Information

MLS® #	A2263060
Price	$700,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,118
Acres	0.13
Year Built	1957
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	7207 7 Street Sw
Subdivision	Kingsland
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T2V1G1

Amenities

Parking Spaces	3
Parking	220 Volt Wiring, Alley Access, In Garage Electric Vehicle Charging Station(s), Insulated, Triple Garage Detached
# of Garages	3

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Separate Entrance, Vinyl Windows, Bidet
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Water Softener, Window Coverings
Heating	Baseboard, Boiler, Radiant
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Corner Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 24th, 2025
Days on Market	6
Zoning	R-CG

Listing Details

Listing Office	Synterra Realty

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