

\$419,000 - 3804 Centre A Street Ne, Calgary

MLS® #A2270804

\$419,000

3 Bedroom, 2.00 Bathroom, 741 sqft

Residential on 0.07 Acres

Highland Park, Calgary, Alberta

Exceptional Inner-City Opportunity â€” Legal Suited Bungalow on Quiet Cul-de-Sac!

Discover incredible value in this fully updated legal-suited bungalow tucked away on a quiet cul-de-sac in the heart of the city. Perfect for investors, families, or redevelopment, this property offers flexibility, privacy, and strong long-term potential.

Highlights:

â€¢ LEGAL basement suite with separate entrance â€” ideal mortgage helper or rental income

â€¢ Separate laundry and full kitchens on both levels

â€¢ 2 bedrooms up + 1 down, 2 full bathrooms, 2 living & dining areas

â€¢ Expansive two-tier walk-out deck rebuilt in 2016 â€” great for entertaining

â€¢ Newer furnace & hot water tank (2017)

â€¢ Ample parking & private yard in a quiet location

Unbeatable Location:

â€¢ Minutes to Deerfoot Trail and Downtown

â€¢ Steps to Centre Street, schools, shops, and transit

â€¢ Close to major bus routes: #3, #301 (Downtown) and #300 (Airport)

Investment & Redevelopment Potential:

Located in a high-demand inner-city area with active infill developments nearby, this home



offers excellent appreciation potential. Recent upgrades include new basement tiles and bathtub, making it ready to rent, live in, or hold for future redevelopment.

Donâ€™t miss this rare inner-city opportunity
â€” book your private showing today!

Built in 1910

Essential Information

MLS® #	A2270804
Price	\$419,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	741
Acres	0.07
Year Built	1910
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	3804 Centre A Street Ne
Subdivision	Highland Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 3A6

Amenities

Parking	Off Street
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Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Built-In Refrigerator, Dishwasher, Dryer, Electric Range, Electric Stove, Refrigerator, Washer, Washer/Dryer, Portable Dishwasher

Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Low Maintenance Landscape, Rectangular Lot, Environmental Reserve
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Block

Additional Information

Date Listed	November 14th, 2025
Zoning	R-CG

Listing Details

Listing Office	First Place Realty
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