

\$449,900 - 3616 28 Street Se, Calgary

MLS® #A2256826

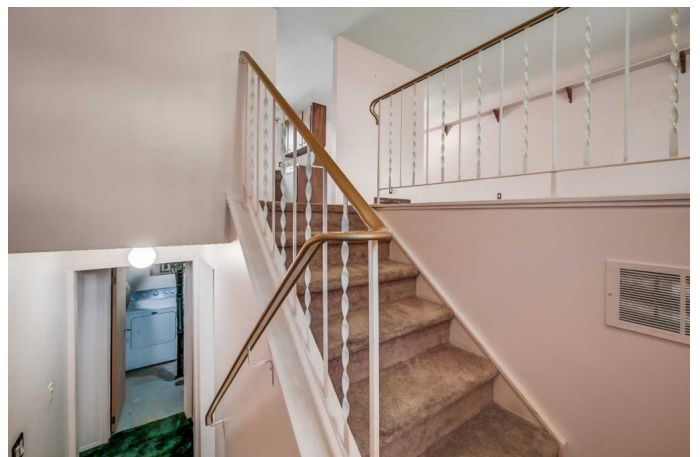
\$449,900

3 Bedroom, 2.00 Bathroom, 920 sqft

Residential on 0.10 Acres

Dover, Calgary, Alberta

This 1974 BI-LEVEL in Dover is perfect for a HANDYMAN, INVESTOR, or anyone ready for a RENOVATION project—it's COMPLETELY LIVABLE as-is. Located directly across from a HUGE FIELD and SCHOOL, with quick access to SHOPPING, MAIN ROADS, and additional schools. The main floor offers 2 OVERSIZED BEDROOMS, a full bath, and a MASSIVE WEST-FACING LIVING ROOM with a BIG WINDOW that fills the space with natural light. Kitchen and dining area back onto a HUGE BACKYARD with COVERED DECK. Outside, there's an OVERSIZED DOUBLE DETACHED GARAGE with BACK ALLEY access, plus a GRANDFATHERED WORKSHOP above—ideal for STORAGE, HOBBIES, or a HOME BUSINESS. The DEVELOPED BASEMENT features a WOOD-BURNING FIREPLACE, large family room, an ADDITIONAL BEDROOM with BIG WINDOW, a den, and another full bathroom. A rare chance to secure a property with SPACE, CHARACTER, and ENDLESS POTENTIAL in a prime location.



Built in 1974

Essential Information

MLS® # A2256826

Price \$449,900

Bedrooms 3

Bathrooms	2.00
Full Baths	2
Square Footage	920
Acres	0.10
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	3616 28 Street Se
Community	Dover
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 2H9

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Storage
Appliances	Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Asphalt Shingle

Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 9th, 2025
Days on Market	34
Zoning	R-CG

Listing Details

Listing Office	RE/MAX First
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