

\$248,000 - 8, 75 Templemont Way Ne, Calgary

MLS® #A2248065

\$248,000

3 Bedroom, 2.00 Bathroom, 860 sqft

Residential on 0.00 Acres

Temple, Calgary, Alberta

Attention Investors & First-Time Buyers! Own a 3-Bedroom (does not meet egress standards) Home in Calgary for Under \$250,000!

Welcome to #8, 75 Templemont Wayâ€™an affordable end-unit bungalow townhouse thatâ€™s priced right and ready for your personal touch. Featuring three bedrooms, two full bathrooms, and a functional, light-filled layout, this home offers incredible potential to build equity quickly. The main level includes two generously sized bedrooms and a bright living/dining area. Downstairs, the partially finished basement features a third bedroom, a finished full bathroom, and framed walls for a spacious living areaâ€™just add flooring to complete the space. With a little TLC, you can transform this property into a stylish, comfortable home. Whether youâ€™re a first-time buyer looking to enter the market or an investor seeking a smart opportunity, this one checks the boxes. Vacant, easy to show, and available for quick possessionâ€™book your showing today and donâ€™t miss this gem of an opportunity!

Built in 1980

Essential Information

MLS® # A2248065

Price \$248,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	860
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

Community Information

Address	8, 75 Templemont Way Ne
Subdivision	Temple
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 5K8

Amenities

Amenities	Park, Visitor Parking
Parking Spaces	1
Parking	Stall

Interior

Interior Features	See Remarks
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Entrance
Lot Description	Corner Lot, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 13th, 2025
Days on Market	63
Zoning	M-C1 d75

Listing Details

Listing Office	Century 21 Bravo Realty
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.