

\$880,000 - 3727 Valdes Place Nw, Calgary

MLS® #A2259312

\$880,000

8 Bedroom, 5.00 Bathroom, 1,193 sqft
Residential on 0.15 Acres

Varsity, Calgary, Alberta



Solid brick bungalow in Varsity generating \$5,975/month rental income with 8 bedrooms and 4.5 bathrooms. Main floor offers 4 bedrooms and 3 full baths (2 baths + 1 bedroom renovated in 2024). Lower level is fully developed with 4 bedrooms, 1.5 baths and its own laundry. Recent upgrades: 2 new washer/dryer sets, 2 new refrigerators, new stove & hood fan, hot water tank, high-efficiency furnace, updated windows, and durable metal roof. Corner lot with west-facing backyard, mature trees, and oversized 24x22 double garage plus ample street parking. Recently re-zoned, offering future redevelopment potential. Prime Varsity location—steps to Brentwood LRT, U of C, Market Mall, Foothills & Childrens Hospitals, top schools, and shopping. Excellent long-term hold or portfolio addition.

Built in 1965

Essential Information

MLS® #	A2259312
Price	\$880,000
Bedrooms	8
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	1,193
Acres	0.15

Year Built 1965
Type Residential
Sub-Type Detached
Style Bungalow
Status Active

Community Information

Address 3727 Valdes Place Nw
Subdivision Varsity
City Calgary
County Calgary
Province Alberta
Postal Code T2L 2A2

Amenities

Amenities None
Parking Spaces 4
Parking Double Garage Attached
of Garages 2

Interior

Interior Features No Animal Home, No Smoking
Appliances Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating Forced Air, Natural Gas
Cooling None
Has Basement Yes
Basement Finished, Full

Exterior

Exterior Features Playground
Lot Description Corner Lot, Level, Irregular Lot
Roof Metal
Construction Brick, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed September 26th, 2025
Days on Market 30



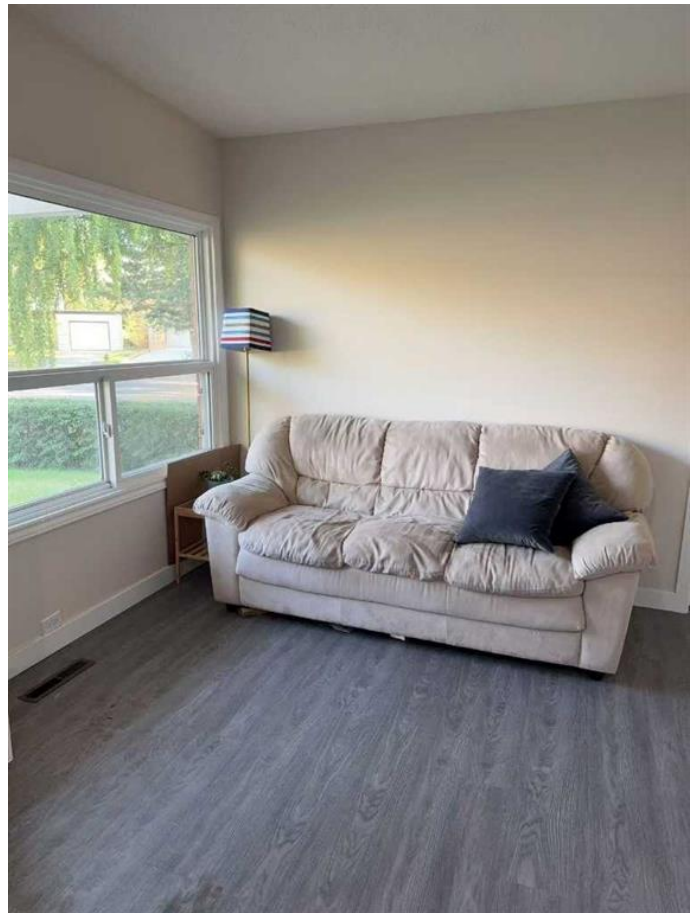
Zoning

R-CG

Listing Details

Listing Office

TrustPro Realty



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