

# \$639,900 - 124 Templeridge Close Ne, Calgary

MLS® #A2262007

**\$639,900**

6 Bedroom, 4.00 Bathroom, 1,264 sqft

Residential on 0.09 Acres

Temple, Calgary, Alberta

2 ILLEGAL BASEMENT SUITES! Welcome to this beautifully renovated bungalow located in the highly desirable Temple area of NE Calgary. This home offers a perfect blend of modern updates and functional living space, featuring a total of 6 bedrooms and 3.5 bathrooms, complete with central AC, a concrete driveway at the front, 2 ILLEGAL BASEMENT SUITES, tankless hot water and a lot to explore. Step inside the main floor to find a spacious and inviting living area centered around a cozy gas fireplace. The brand-new kitchen is thoughtfully designed with plenty of cabinetry, sleek countertops, and stainless steel appliances, making it both stylish and practical. A separate dining area adds to the functionality of the space. The main floor also features three generously sized bedrooms, including a primary bedroom with its own 2-piece ensuite. A well-appointed 4-piece bathroom serves the remaining bedrooms, and there is a dedicated laundry area for added convenience. The fully developed basement with two separate illegal suites. The first illegal suite includes two bedrooms, a functional kitchen, a full bathroom and a comfortable living area. The second illegal suite features one bedroom along with its own kitchen and living space and a full bathroom. Both suites have access to a shared laundry setup, ensuring convenience for all occupants. This property is perfect for large families or investors looking for a solid rental opportunity in a great neighborhood. With its modern



upgrades, ample living space, and prime location, this home is a rare find in Temple. Some of the pictures are virtually staged. Donâ€™t miss your chance to call this exceptional property your new home!

Built in 1979

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2262007    |
| Price          | \$639,900   |
| Bedrooms       | 6           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,264       |
| Acres          | 0.09        |
| Year Built     | 1979        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 124 Templeridge Close Ne |
| Subdivision | Temple                   |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T1Y 4E2                  |

**Amenities**

|                |                         |
|----------------|-------------------------|
| Parking Spaces | 4                       |
| Parking        | Off Street, Parking Pad |

**Interior**

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Tankless Hot Water |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer                                              |

|                 |                                       |
|-----------------|---------------------------------------|
|                 | Stacked                               |
| Heating         | Forced Air                            |
| Cooling         | Central Air                           |
| Fireplace       | Yes                                   |
| # of Fireplaces | 1                                     |
| Fireplaces      | Gas, Living Room                      |
| Has Basement    | Yes                                   |
| Basement        | Finished, Full, Exterior Entry, Suite |

## Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior Features | Playground                                             |
| Lot Description   | Back Lane, Back Yard, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                                        |
| Construction      | Brick, Vinyl Siding, Wood Frame                        |
| Foundation        | Poured Concrete                                        |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 3rd, 2025 |
| Days on Market | 17                |
| Zoning         | R-CG              |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | PREP Realty |
|----------------|-------------|

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