

183 Dovercliffe Way SE
Calgary, Alberta

MLS # A2217336



\$549,000

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|------------------|------------------------|---------------|-------------------|
| Division: | Dover | | |
| Type: | Residential/House | | |
| Style: | Bungalow | | |
| Size: | 924 sq.ft. | Age: | 1971 (54 yrs old) |
| Beds: | 3 | Baths: | 2 |
| Garage: | Double Garage Detached | | |
| Lot Size: | 0.10 Acre | | |
| Lot Feat: | Few Trees | | |

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|--------------------|--------------------------|-------------------|------|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, Ceramic Tile | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full, Partially Finished | LLD: | - |
| Exterior: | Wood Frame | Zoning: | R-CG |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Wet Bar | | |

Inclusions: Shelving in both the Shed and the Garage

Welcome to 183 Dovercliff Way SE — a solid and well-kept original owner bungalow located on a quiet street in the established and family-friendly community of Dover. This 3-bedroom home presents a fantastic opportunity for investors, first-time buyers, or downsizers seeking practicality, comfort, and long-term potential. The main floor features a bright and functional layout with a spacious living area, dining space, and large kitchen with ample cabinetry. Three bedrooms and a full bathroom complete the main level, offering convenience for day-to-day living. A separate side entrance leads to the developed basement, adding flexibility for extended family living, future suite potential (subject to city approvals), or additional living space. Pride of ownership is evident throughout, with this home having been carefully maintained by the original owner over the years. The private backyard offers room to enjoy and is complemented by a rare oversized detached double garage — ideal for secure parking, storage, or a workshop. Rear lane access adds further convenience. With easy access to Deerfoot Trail, nearby parks, schools, shopping, and public transit, this property offers excellent connectivity and lifestyle convenience. Whether you're stepping into the market, downsizing, or investing, 183 Dovercliff Way SE is a smart and versatile option in a mature, well-established neighbourhood.