

\$405,800 - 3131 Dover Crescent Se, Calgary

MLS® #A2269563

\$405,800

3 Bedroom, 3.00 Bathroom, 1,071 sqft

Residential on 0.07 Acres

Dover, Calgary, Alberta

| 3 BEDS | 2.5 BATHS | SUITED | SEPARATE
ENTRANCE, LAUNDRY, AND KITCHEN |
Convenient Location! | INVESTOR ALERT OR
PERFECT FOR FIRST-TIME BUYERS!

Welcome home! This 2-storey duplex in the community of Dover offers 3 bedrooms and 2.5 bathrooms. The main floor features a bright living area and a well-appointed kitchen with backyard access. Convenient laundry hookups are also available for washer/dryer. A 2 piece bathroom completes this level. Upstairs, you'll find three good-sized bedrooms, including a primary suite with a walk-in closet. A 4-piece bathroom completes the upper level. The functional lower level features a bachelor-style layout, complete with a large flex room, its own kitchen, laundry, separate entrance, and 3-piece bathroom. Located close to shopping, parks, schools, and more, this home is a fantastic opportunity. Call your favourite agent today to book a showing! ** Agents, please read private remarks for access code **

Built in 1970

Essential Information

MLS® #	A2269563
Price	\$405,800
Bedrooms	3
Bathrooms	3.00
Full Baths	2



Half Baths	1
Square Footage	1,071
Acres	0.07
Year Built	1970
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	3131 Dover Crescent Se
Subdivision	Dover
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 1V4

Amenities

Parking Spaces	1
Parking	Parking Pad

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 6th, 2025
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Zoning

R-CG

Listing Details

Listing Office

eXp Realty

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