

\$624,900 - 203 Templeton Circle Ne, Calgary

MLS® #A2199945

\$624,900

4 Bedroom, 3.00 Bathroom, 1,221 sqft
Residential on 0.10 Acres

Temple, Calgary, Alberta

**** OPEN HOUSE SUNDAY, MARCH 16, 2 - 4PM**** Welcome to 203 Templeton Circle NE! This stunningly renovated home sits on a charming, tree-lined street in a well-established neighborhood, combining modern upgrades with generous living space and endless potential. Step inside to discover a bright and spacious living room that sets the tone for the rest of the home. Just to the left, you'll find a versatile first bedroom, perfect as a home office, den, or flex space. Upstairs, the open dining area features brand-new flooring, a stylish light fixture, and a large window that fills the space with natural light, creating a warm and inviting setting for gatherings. The newly updated kitchen is a showstopper, boasting two-toned cabinetry, fresh countertops, updated flooring, and a sleek new light fixture. This level also includes a spacious second bedroom and a primary suite complete with ample closet space, a ceiling fan, and a beautifully renovated 3-piece ensuite. Make your way downstairs to the expansive lower level, where a massive rec room awaits. This fantastic space is highlighted by a cozy wood-burning fireplace, a wet bar, a convenient 2-piece bathroom, and a walkout entrance, offering limitless possibilities for customization. The basement also features a fourth bedroom, an additional flex space, a laundry/utility room, and a large crawl space for extra storage. Outside, the low-maintenance yard is designed for effortless enjoyment, featuring an upper and



lower deck, a floating patio, and a raised garden bed. The traditional lawn has been replaced with a stone patio, providing extra space for entertaining or additional parking. The heated garage comes equipped with an 80-gallon air compressor, while a side gate allows for RV or extra vehicle parking if needed. This home is packed with upgrades, including new flooring, fresh paint, a smart thermostat, a newer dishwasher, a new roof (2022), fully renovated kitchen and bathrooms, air conditioning, a well-maintained furnace, and recently cleaned ducts.

Nestled in the sought-after Temple community, you'll enjoy easy access to shopping, schools, parks, McKnight Blvd., 68 Street, and Stoney Trail. Don't miss your chance—schedule a showing with your favorite agent today!

Built in 1981

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2199945 |
| Price | \$624,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,221 |
| Acres | 0.10 |
| Year Built | 1981 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 203 Templeton Circle Ne |
| Subdivision | Temple |
| City | Calgary |

| | |
|-------------|---------|
| County | Calgary |
| Province | Alberta |
| Postal Code | T1Y4G6 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Bar, Ceiling Fan(s), Central Vacuum, No Smoking Home |
| Appliances | Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Exterior Entry, Finished, Full, Walk-Out |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Yard |
| Lot Description | Back Lane, Back Yard, Low Maintenance Landscape, Private |
| Roof | Asphalt Shingle |
| Construction | Mixed |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | March 8th, 2025 |
| Days on Market | 4 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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