

# \$319,999 - 3, 7630 Ogden Road Se, Calgary

MLS® #A2232309

**\$319,999**

4 Bedroom, 2.00 Bathroom, 573 sqft

Residential on 0.00 Acres

Ogden, Calgary, Alberta

Welcome to one of Ogden's most versatile and VALUE-PACKED townhomes! Offering over 1,000 sqft of living space with LOW CONDO FEES, this 4-bedroom, 1.5-bathroom home is ideal for investors, first-time buyers, or even multi-generational living. Previously generating \$3,200/month in rental income, the property has just been vacated for easy showings and quick possession. The main floor was smartly reconfigured to include a SPACIOUS primary bedroom with its own PRIVATE BALCONY, plus a functional kitchen, dining area, laundry, and a half bath. Downstairs, you'll find THREE MORE generously sized bedrooms and a full bathroom. Located near schools, parks, shops, major roads, and the future Green Line LRT, this is your chance to secure a high-performing property in a growing community. Book your showing today!

Built in 1977

## Essential Information

MLS® #	A2232309
Price	\$319,999
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	573
Acres	0.00



Year Built	1977
Type	Residential
Sub-Type	Row/Townhouse
Style	Bi-Level
Status	Active

### **Community Information**

Address	3, 7630 Ogden Road Se
Subdivision	Ogden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 1C1

### **Amenities**

Amenities	Parking, Snow Removal, Trash
Parking Spaces	1
Parking	Assigned, Off Street, On Street, Stall

### **Interior**

Interior Features	Laminate Counters, No Animal Home, No Smoking Home
Appliances	Electric Range, Microwave, Range Hood, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Balcony, Private Entrance
Lot Description	Level
Roof	Asphalt Shingle
Construction	Metal Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 18th, 2025
Days on Market	24
Zoning	M-C1

**Listing Details**

Listing Office            CIR Realty

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