

\$749,900 - 5307 7 Avenue Sw, Calgary

MLS® #A2265451

\$749,900

5 Bedroom, 2.00 Bathroom, 1,323 sqft

Single Family on 0.15 Acres

Westgate, Calgary, Alberta

Discover this spacious 1,323 sq ft bungalow, perfectly situated on a quiet street in the desirable Westgate community. Boasting 5 bedrooms—3 on the main floor and 2 in the basement—this home offers ample space for families, professionals, or those seeking room to grow. The main floor features gleaming hardwood flooring throughout the living room, hallway, and three bedrooms, creating a warm and inviting atmosphere. Significant updates enhance the home's appeal, including new acrylic stucco and windows installed approximately 11 years ago, a newer roof (about 10 years old), and a recently replaced hot water tank. The exterior shines with a new vinyl fence, enclosing a large lot with 65' of frontage (including 15' of utility right-of-way) adorned with mature apple trees, perfect for outdoor enjoyment. The oversized 26' x 24' double garage, with 9' ceilings, is insulated and heated, providing ample space for vehicles, storage, or a workshop. The basement is a standout feature, complete with a second kitchen and two additional bedrooms, ideal for extended family, guests, or rental potential (with city approval). A large sunroom adds versatility, offering a bright space for relaxation or entertaining. While the home could benefit from some upgrading, it presents a fantastic opportunity to personalize and add value. Nestled in the heart of Westgate, this property combines a peaceful setting with convenient access to schools, parks, shopping, and transit.



Donâ€™t miss the chance to own this well-maintained bungalow with incredible potentialâ€”schedule your viewing today!
(id:6289)

Built in 1959

Essential Information

Listing #	A2265451
Price	\$749,900
Bedrooms	5
Bathrooms	2.00
Square Footage	1,323
Acres	0.15
Year Built	1959
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	5307 7 Avenue Sw
Subdivision	Westgate
City	Calgary
Province	Alberta
Postal Code	T3C0E6

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane, PVC window, No Animal Home, No Smoking Home
Parking Spaces	3
Parking	Detached Garage, Garage, Heated Garage, Oversize
# of Garages	3

Interior

Appliances	Refrigerator, Gas stove(s), Dishwasher, Stove, Window Coverings, Garage door opener, Washer & Dryer
Heating	Forced air
Cooling	None
Fireplace	Yes

# of Fireplaces	2
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Stucco
Exterior Features	Fruit trees, Garden Area, Lawn, Underground sprinkler
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	Royal LePage Blue Sky
----------------	-----------------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on November 5th, 2025 at 3:16am PST