

# \$500,000 - 7 Erin Grove Se, Calgary

MLS® #A2230434

## \$500,000

3 Bedroom, 2.00 Bathroom, 962 sqft  
Residential on 0.09 Acres

Erin Woods, Calgary, Alberta

Welcome to this 4-level split detached home offering 1,444 sq.ft. of finished living space, sitting on a corner lot with side and back lanesâ€”perfect for future access or development potential! This home features a double attached garage at this price point, making it one of the lowest-priced detached homes with a double garage in the surrounding area!

Upstairs youâ€™ll find 2 bedrooms and 1 full bathroom, while the main floor offers a functional U-shaped kitchen, cozy dining area, and a bright living room. The lower level includes a spacious family room, an additional bedroom, and a second full bathroom, ideal for guests or growing families. The basement offers a large crawl space for all your storage needs.

Roof has been replaced in 2018 and furnace is replace in 2016, washer is only 1 year old. This is an excellent opportunity for first-time buyers, investors, or anyone looking to add value and build equity in a detached home. Priced to sellâ€”donâ€™t miss out!

Built in 1998

## Essential Information

MLS® #	A2230434
Price	\$500,000
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	962
Acres	0.09
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	7 Erin Grove Se
Subdivision	Erin Woods
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 3L1

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	1

### Interior

Interior Features	Ceiling Fan(s), Laminate Counters, No Smoking Home, Skylight(s)
Appliances	Dishwasher, Dryer, Gas Stove, Microwave, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Crawl Space, Full, Unfinished

### Exterior

Exterior Features	Dock
Lot Description	Back Lane, Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 12th, 2025
-------------	-----------------

Days on Market	2
Zoning	R-CG

## **Listing Details**

Listing Office	Skyrock
----------------	---------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. 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. Used under license.