

\$685,000 - 7686 202 Avenue Se, Calgary

MLS® #A2237634

\$685,000

3 Bedroom, 3.00 Bathroom, 1,529 sqft

Residential on 0.07 Acres

Rangeview, Calgary, Alberta

NO CONDO FEES | CORNER UNIT |
DOUBLE GARAGE | FULLY LANDSCAPED

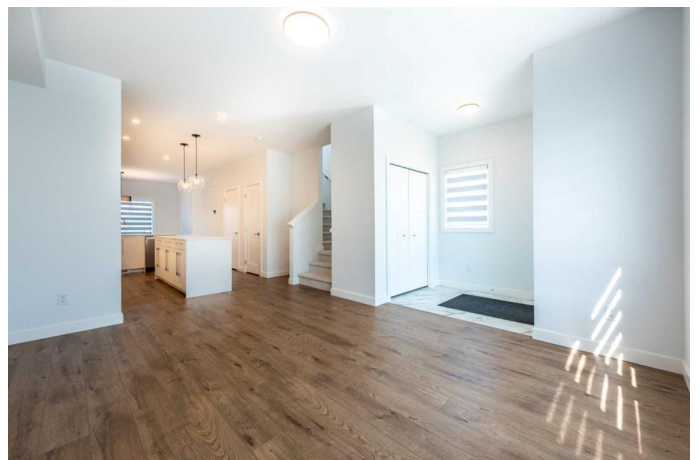
Welcome to this stunning corner townhouse that perfectly blends style, space, and freedom—no condo fees! Located on a quiet street in a vibrant, family-friendly community, this home stands out with its double detached garage, fully fenced & landscaped yard, and abundance of natural light.

Step inside to find a bright, open-concept layout featuring a modern kitchen with stainless steel appliances, quartz countertops, and a large island—perfect for hosting! The spacious living and dining areas flow seamlessly to the private backyard oasis, ideal for summer BBQs and gatherings.

Upstairs offers generously sized bedrooms including a primary suite with walk-in closet and ensuite, while the basement awaits your personal touch—perfect for a home gym, rec room, or guest space.

Corner units like this don't come often—offering extra windows, more privacy, and extra street parking. Don't miss your chance to own this move-in ready home with all the perks and zero monthly fees!

?? Book your showing today—this one checks all the boxes!



Built in 2023

Essential Information

MLS® #	A2237634
Price	\$685,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,529
Acres	0.07
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	7686 202 Avenue Se
Subdivision	Rangeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3S 0H7

Amenities

Amenities	None
Parking Spaces	400
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home
Appliances	Dishwasher, Garage Control(s), Microwave Hood Fan, Oven-Built-In, Refrigerator, Washer/Dryer Stacked, Range
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement Full, Unfinished

Exterior

Exterior Features Private Entrance, Private Yard
Lot Description Back Lane, Back Yard, Corner Lot
Roof Asphalt, Asphalt Shingle
Construction Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed July 7th, 2025
Days on Market 14
Zoning R-Gm
HOA Fees 498
HOA Fees Freq. ANN

Listing Details

Listing Office Ace Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.