

\$987,789 - 7 Creston Crescent Nw, Calgary

MLS® #A2271198

\$987,789

5 Bedroom, 4.00 Bathroom, 1,528 sqft
Residential on 0.14 Acres

Banff Trail, Calgary, Alberta

7 Creston Crescent NW | Location Location Location! | Welcome To This Exceptionally Well-Maintained Raised Bungalow On A Desirable R-CG Lot In The Heart Of Banff Trail | Offering Three Self-Contained Rental Units, Two Are illegal Suites, Each With Private Entrances & Separate Laundry, This Property Is Ideal For Multi-Generational Living | Main Floor (\$1,800/Month) Features Over 1,527 SQ FT Of Bright, Comfortable Living Space, Complete With Central Air Conditioning For Year-Round Comfort | 3 Bedrooms 1.5 Baths On Main Level | The Kitchen Is Bright & Spacious With Breakfast Nook & Overlooks Your Private Backyard Where You Can Easily Monitor the Activities of Your Children & Pets | Multi-Level Deck In Backyard & Firepit Area Is Perfect For Entertaining | Basement Features Over 1,452 SQ FT Of Living Space | Lower Level Front Walk-Out illegal-Suite (Owner's) Features A Large Primary Bedroom With 4 PCE Bath, Wood Burning Fireplace, Laundry & Large Storage Area | Backyard Walk Down illegal Suite (\$1,400/Month) Features A One Bedroom, 3 PCE Bath & Laundry | Secluded Deep Lot With An Asphalt Front Driveway Providing Two Parking Stalls, Plus A Double Detached Garage With Convenient Alley Access | Tenant Occupied | Current Rent \$1,800 Main Floor | \$1,400 Back Lower Level | Basement Walk-out Owner Occupied | A Well Designed Home Presents Outstanding Versatility In A Prime Inner-City Location Across From A Park



& Close To Schools, Parks, Transit & The University Of Calary | 10-Minute Walk To U Of C, 10-Minute Walk To McMahon Stadium, 7-Minute Walk To University LRT Station, 9-Minutes To Foothills Hospital, 7-Minutes To Confederation Park, & 10-Minutes To Downtown Calgary.

Built in 1957

Essential Information

MLS® #	A2271198
Price	\$987,789
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,528
Acres	0.14
Year Built	1957
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	7 Creston Crescent Nw
Subdivision	Banff Trail
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 4J9

Amenities

Parking Spaces	4
Parking	Alley Access, Double Garage Detached, Driveway, Garage Faces Rear, Parking Pad, Front Drive
# of Garages	2

Interior

Interior Features	Pantry, Separate Entrance, Storage
Appliances	Garage Control(s)
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Stone, Wood Burning, Raised Hearth
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Fire Pit, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	November 18th, 2025
Days on Market	3
Zoning	R-CG

Listing Details

Listing Office	Real Broker
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