

\$574,500 - 48 Franklin Drive Se, Calgary

MLS® #A2232379

\$574,500

3 Bedroom, 2.00 Bathroom, 1,067 sqft
Residential on 0.11 Acres

Fairview, Calgary, Alberta

Tucked into the heart of the established Fairview community, this vibrant bungalow is more than a home—it's a private sanctuary designed for wellness, entertaining, and inspired living. At its core lies a show-stopping, resort-style Endless Pool Fitness System—an \$50,000+ investment in health and relaxation, complete with an underwater treadmill, hydromassage, illuminated waterfalls, and a state-of-the-art Bluetooth sound system. Surrounded by a lush backyard retreat, you'll find a double garage, a whimsical tree house, and a gazebo perfect for lazy afternoons or lively gatherings. Inside, the main floor offers three bright and airy bedrooms, including a primary suite with its own laundry, all bathed in natural light from newer windows. The lower level invites creativity and flexibility with a spacious layout that includes a wet bar, additional laundry, and a large bedroom and living area—offering future potential for a legal suite, should you wish to explore it. Throughout the home, artistic flourishes and unexpected design details offer a touch of playful elegance, echoing the charm of a well-loved storybook. Ideally located just minutes from Heritage LRT Station, Chinook Centre, Heritage Park, and the Calgary Farmers' Market, this home balances city convenience with the comfort of a peaceful, well-connected neighborhood. Whether you're soaking in the spa, hosting friends, or enjoying a quiet evening under the stars, this Fairview gem offers a lifestyle as



rich and unique as its design.

Built in 1960

Essential Information

MLS® #	A2232379
Price	\$574,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,067
Acres	0.11
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	48 Franklin Drive Se
Subdivision	Fairview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2H0T9

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Vinyl Windows
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

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

Additional Information

Date Listed	June 18th, 2025
Days on Market	2
Zoning	H-GO

Listing Details

Listing Office	eXp Realty
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