

\$281,000 - 307, 1307 Valleyview Park Se, Calgary

MLS® #A2264764

\$281,000

2 Bedroom, 2.00 Bathroom, 998 sqft

Residential on 0.00 Acres

Dover, Calgary, Alberta

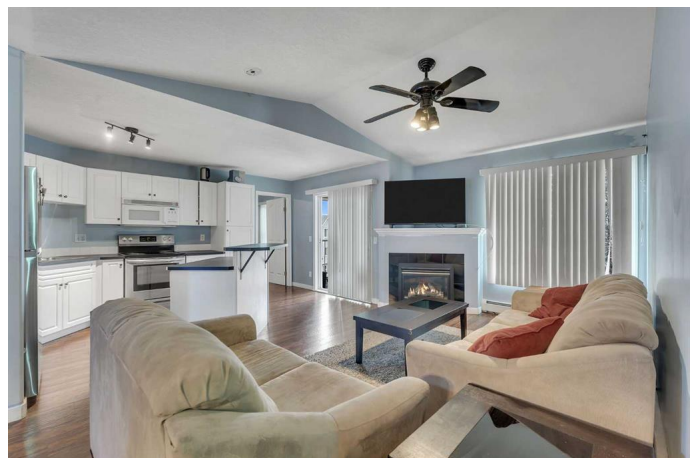
| CONVENIENT LOCATION | 2 BEDROOM +
2 BATH | TITLED PARKING | IN-UNIT
LAUNDRY | RENOVATED | MINUTES TO
DOWNTOWN CALGARY

This renovated, well-priced 2-bedroom, 2-bathroom top-floor condo is part of a judicial sale – an incredible opportunity for buyers seeking value and comfort. The home is well-kept, light, and bright throughout. Step inside to a welcoming foyer with a convenient closet for coats and shoes, leading to a dedicated laundry room nearby.

The open-concept layout features a spacious dining area perfect for hosting, and a modern kitchen complete with stainless steel appliances, a central island, and plenty of cabinet space. From here, step out onto your private balcony – ideal for enjoying your morning coffee – complete with a BBQ gas line.

The living room offers warmth and charm with a cozy fireplace and large windows filling the space with natural light. The primary bedroom is generously sized and includes a walk-in closet and a 3-piece ensuite. A second bedroom and 4-piece main bathroom add flexibility and convenience for guests, roommates, or a home office.

To top it off, the unit includes titled underground heated parking, keeping your



vehicle secure and warm all year round.

Whether you're a first-time buyer, investor, or downsizer, this condo offers unbeatable value in a great location.

Built in 2004

Essential Information

MLS® #	A2264764
Price	\$281,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	998
Acres	0.00
Year Built	2004
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	307, 1307 Valleyview Park Se
Subdivision	Dover
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 3R6

Amenities

Amenities	Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Covered, Secured, Stall, Titled, Underground, Owned

Interior

Interior Features	Closet Organizers, Kitchen Island, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s), Vinyl Windows
Appliances	Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer

	Stacked
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	3
Basement	None

Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 15th, 2025
Days on Market	1
Zoning	M-C1 d109

Listing Details

Listing Office	Real Broker
----------------	-------------

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.