

# \$275,000 - 202, 7202 Valleyview Park Se, Calgary

MLS® #A2251568

**\$275,000**

2 Bedroom, 2.00 Bathroom, 966 sqft

Residential on 0.00 Acres

Dover, Calgary, Alberta

Welcome to Valleyview Park Place! This bright and spacious corner unit offers 2 bedrooms and 2 bathrooms, freshly updated with brand new carpet, lighting fixtures, and paint throughout. The open layout features a cozy fireplace in the living room, in-suite laundry, and plenty of natural light. The primary includes a walk-in closet and private ensuite, while the second bedroom and full bath provides flexibility for family, guests, or a home office. Your new home includes a titled, underground and heated parking space, plus there is ample visitor parking; including a parking pass tag for your guests! This pet-friendly building (with board approval) makes it easy to bring your furry companion along. With condo fees that cover all utilities, this home is as practical as it is inviting. The location could not be better; steps from Valleyview Park, off-leash areas, and Bow River pathways, with close proximity to schools, transit, shopping, International Avenue, and major routes like Deerfoot and Barlow Trail. A wonderful combination of comfort, convenience, and community - this one is ready to welcome you home.

Built in 2000

## Essential Information

MLS® # A2251568

Price \$275,000



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 966               |
| Acres          | 0.00              |
| Year Built     | 2000              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 202, 7202 Valleyview Park Se |
| Subdivision | Dover                        |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2B 3R6                      |

### Amenities

|                |                                                    |
|----------------|----------------------------------------------------|
| Amenities      | Elevator(s), Trash, Visitor Parking                |
| Parking Spaces | 1                                                  |
| Parking        | Heated Garage, Secured, Stall, Titled, Underground |
| # of Garages   | 1                                                  |

### Interior

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Kitchen Island, Laminate Counters, No Smoking Home, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings                  |
| Heating           | Baseboard, Natural Gas, Hot Water                                                                    |
| Cooling           | None                                                                                                 |
| Fireplace         | Yes                                                                                                  |
| # of Fireplaces   | 1                                                                                                    |
| Fireplaces        | Gas, Living Room, Mantle, Tile                                                                       |
| # of Stories      | 3                                                                                                    |
| Basement          | None                                                                                                 |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Balcony, BBQ gas line    |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 12th, 2025 |
| Days on Market | 2                    |
| Zoning         | M-C1 d109            |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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