

\$595,000 - 812 71 Avenue Nw, Calgary

MLS® #A2124650

\$595,000

5 Bedroom, 3.00 Bathroom, 1,246 sqft

Residential on 0.14 Acres

Huntington Hills, Calgary, Alberta

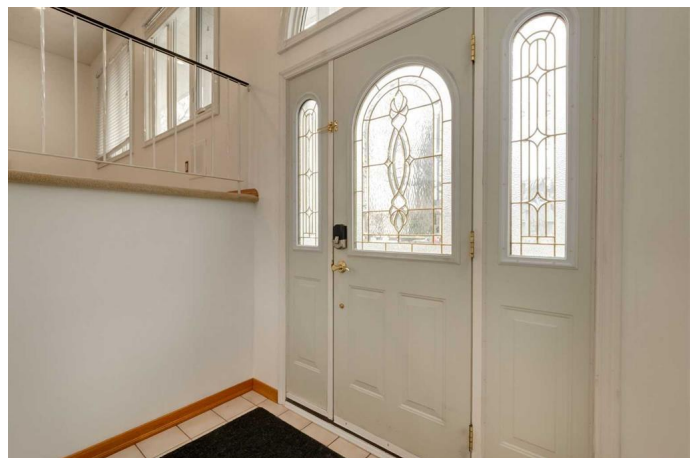
Welcome to your new home nestled in the heart of Huntington Hills. This sought-after bi-level style property has 5 bedrooms, 2.5 bathrooms and a developed basement. Upon entering, you are greeted by the open concept floor plan. The bright and spacious living room features large windows that flood the space with natural light. The kitchen includes a breakfast nook, ideal for homework with the kids or entertaining guests. Additional highlights include a spacious primary bedroom with a 2-piece ensuite, two more generously sized bedrooms (one currently serving as an office), and a 4-piece bath.

Moving downstairs, you'll find two additional bedrooms, a cozy living room with a wood-burning fireplace and wet bar, a 4-piece bathroom, a laundry room, and ample storage space. The home is situated on a quiet street, perfect for outdoor activities and gardening. A double detached garage includes a workspace adds both convenience and functionality to the property.

Furthermore, its prime location provides easy access to various schools, shopping centers, public transit, and a range of other amenities, ensuring convenience and accessibility.

Whether you're seeking a comfortable abode for your family or exploring an investment opportunity, this home presents a wonderful chance to fulfill your aspirations. Don't let this opportunity pass you by!

Built in 1969



Essential Information

MLS® #	A2124650
Price	\$595,000
Sold Price	\$665,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,246
Acres	0.14
Year Built	1969
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	812 71 Avenue Nw
Subdivision	Huntington Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 0N3

Amenities

Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	Bar, No Animal Home, No Smoking Home
Appliances	Central Air Conditioner, Dishwasher, Disposal, Electric Oven, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Living Room, Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Aluminum Siding, Mixed
Foundation	Poured Concrete, Wood

Additional Information

Date Listed	April 30th, 2024
Date Sold	May 3rd, 2024
Days on Market	3
Zoning	Rc-1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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