

# \$550,000 - 20 Whitehaven Road Ne, Calgary

MLS® #A2153358

**\$550,000**

3 Bedroom, 2.00 Bathroom, 1,069 sqft

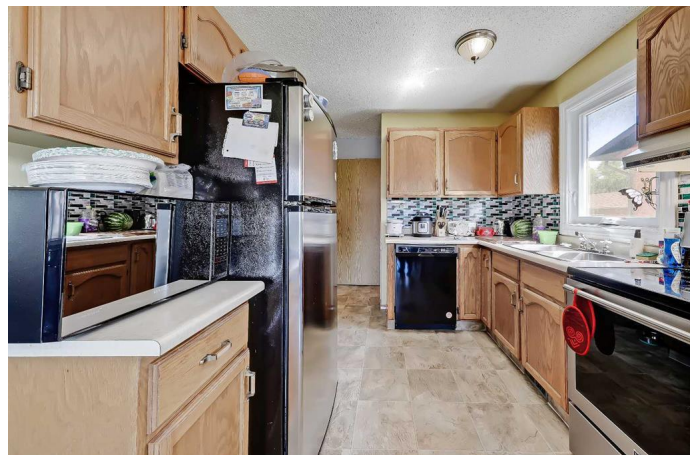
Residential on 0.11 Acres

Whitehorn, Calgary, Alberta

This charming bungalow is ideally located on a spacious corner lot along a newly paved roads in the desirable Whitehorn community. The home features 3 well-sized bedrooms and a generous basement offering abundant storage and future development opportunities, perfect for families or those needing extra space. The bright living room, filled with natural light from large windows, seamlessly connects to a cozy dining area, perfect for intimate family meals. The kitchen combines classic charm with modern updates, including a new stove, new dishwasher, and new fridge, all installed within the last year.

Significant improvements have been made recently, including a new furnace, new windows, all within the past year, ensuring energy efficiency and year-round comfort. The home also includes central air conditioning, providing relief during hot summer days. The fully fenced backyard is a private retreat with a deck ideal for outdoor relaxation. With ample yard space, there's potential to add a large garage while still accommodating RV parking.

Situated in Whitehorn, this home offers easy access to several schools, parks, and the Whitehorn CTrain Station, making commuting convenient. The community is rich with amenities, including the Whitehorn Community Centre, and offers nearby shopping and dining options, making this an ideal place to call home.



Built in 1982

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2153358    |
| Price          | \$550,000   |
| Sold Price     | \$520,000   |
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,069       |
| Acres          | 0.11        |
| Year Built     | 1982        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 20 Whitehaven Road Ne |
| Subdivision | Whitehorn             |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T1Y 6A5               |

## Amenities

|         |      |
|---------|------|
| Parking | None |
|---------|------|

## Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Jetted Tub, See Remarks, Wet Bar                                              |
| Appliances        | Central Air Conditioner, Dishwasher, Freezer, Microwave, Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air                                                                                    |
| Cooling           | Central Air                                                                                   |
| Has Basement      | Yes                                                                                           |
| Basement          | Full, Partially Finished                                                                      |

## Exterior

|                   |              |
|-------------------|--------------|
| Exterior Features | Private Yard |
|-------------------|--------------|

|                 |                                    |
|-----------------|------------------------------------|
| Lot Description | Back Lane, Corner Lot, See Remarks |
| Roof            | Asphalt Shingle                    |
| Construction    | Vinyl Siding                       |
| Foundation      | Poured Concrete                    |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 2nd, 2024 |
| Date Sold      | August 7th, 2024 |
| Days on Market | 5                |
| Zoning         | R-C1             |
| HOA Fees       | 0.00             |

**Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Century 21 Foothills Real Estate |
|----------------|----------------------------------|

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.