

\$499,900 - 86 Huntwick Way Ne, Calgary

MLS® #A2167349

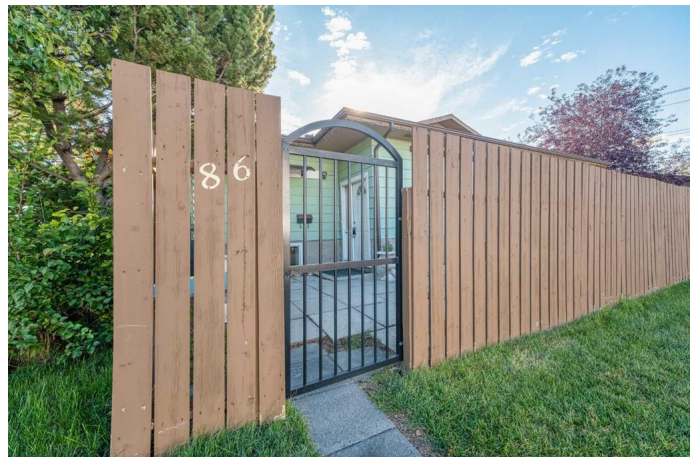
\$499,900

4 Bedroom, 2.00 Bathroom, 994 sqft

Residential on 0.09 Acres

Huntington Hills, Calgary, Alberta

Exceptional Investment Opportunity with this Newly Renovated semi-detached home with a Legal Basement Suite in Huntington! Located on a quiet street close to Beddington Towne Centre, Alex Munro School, St. Hubert Elementary School and multiple parks. This Bi-Level home features many recent upgrades include Brand New Interior Paints throughout (Sep 2024), Brand New Luxury Vinyl Plank(LVP) flooring in the basement (Sep 2024), New High-Efficiency furnace (Jan 2024), Newer Hot Water (2019), Newer Roof, Newer Windows, and Newer Double Heated Detached Garage. Step into the main level and be welcomed by abundant natural light, a spacious living room that leads into a dining area, the updated kitchen with newer stainless steel appliances, tile flooring, and a bright breakfast nook area. Two spacious bedrooms and a 4-piece bathroom complete this level. The LEGAL basement suite, accessible through its own private entrance, offers a bright and inviting lower level with Large windows. The bright, spacious living and dining room opens to the white kitchen which equipped with an electric stove and fridge. This level includes two more bedrooms and a 4-piece. Each level is equipped with its own washer and dryer for added convenience. In the fully fenced backyard youâ€™™ll find a nice grassy lawn and a concrete patio area with a beautiful mature tree providing nice shade. Enjoy walking distance to parks and playgrounds, and benefit from proximity to



schools, supermarkets, and easy access to Beddington Blvd and Deerfoot Trail. With easy access to public transportation and within walking distance to the proposed Beddington Green Line (Phase 2) LRT station, this property offers both convenience and future growth potential. Don't miss this opportunity! This gem of a home is the perfect starter family home for those looking to generate some extra income or a steal for savvy investors!

Built in 1971

Essential Information

MLS® #	A2167349
Price	\$499,900
Sold Price	\$510,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	994
Acres	0.09
Year Built	1971
Type	Residential
Sub-Type	Semi Detached
Style	Bi-Level, Side by Side
Status	Sold

Community Information

Address	86 Huntwick Way Ne
Subdivision	Huntington Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 4H3

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Heated Garage

Interior

Interior Features	Ceiling Fan(s)
Appliances	Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Corner Lot, Irregular Lot, Landscaped
Roof	Asphalt Shingle
Construction	Metal Siding, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 21st, 2024
Date Sold	September 24th, 2024
Days on Market	3
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	Jessica Chan Real Estate & Management Inc.
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