

\$695,000 - 484 Huntbourne Hill Ne, Calgary

MLS® #A2245564

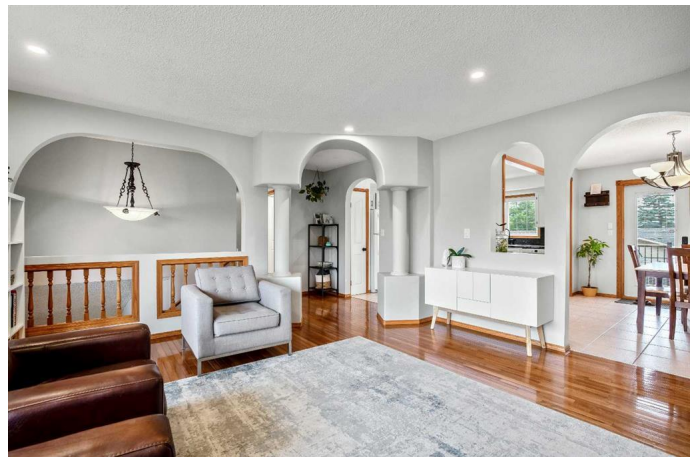
\$695,000

4 Bedroom, 3.00 Bathroom, 1,350 sqft

Residential on 0.15 Acres

Huntington Hills, Calgary, Alberta

This stunning 4 bedroom, 2 ½ bath home, 2 full kitchen detached home is uniquely situated in the mature community of Huntington Hills NE. huge windows throughout this home for a bright and open feel. Granite countertops upstairs. It's located on a huge corner lot with a generous backyard and a double oversized detached garage. It's meticulously maintained with a beautiful brick exterior, fully fenced yard (perfect for that growing family) and an amazing greenhouse for the garden lover in your family. It has a full kitchen and dining area on the lower level with a new egress window and separate entrance in the back of the home for easy access to all your guests, live-in nanny or relative. Explore with the city of Calgary the possibility of making it a legal suite as the layout and access has many promising possibilities. A stunning fireplace with built-ins and crown mouldings on the lower level as well with beautiful floors throughout. New 100amp electrical panel and new dishwasher in main kitchen. Good sized deck with an amazing south facing backyard. Some of the upgraded features include: new paint, outdoor railings, built-in shelves in the second bedroom and brand new laminate flooring in all the bedrooms. A full bath, one bedroom on the lower level and huge window on all levels. A must see so don't delay for your private showing! Open House on Saturday 9th at 2-4pm and Sunday Aug 10th at 1-3pm. Showings will commence at 6pm on August



8th.

Built in 1975

Essential Information

MLS® #	A2245564
Price	\$695,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,350
Acres	0.15
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	484 Huntbourne Hill Ne
Subdivision	Huntington Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K5G5

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Built-in Features, Central Vacuum, Granite Counters, Kitchen Island, Separate Entrance, Storage, Vinyl Windows, Crown Molding
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Gas Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Wood Burning, Gas Starter, Great Room
Has Basement	Yes
Basement	Finished, Full, Suite, Walk-Up To Grade

Exterior

Exterior Features	Other, Private Entrance, Storage
Lot Description	Corner Lot, Garden, Level
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 8th, 2025
Days on Market	2
Zoning	R-CG

Listing Details

Listing Office	Real Estate Professionals Inc.
----------------	--------------------------------

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.