

# \$550,000 - 4611 Greenhill Crescent Ne, Calgary

MLS® #A2254529

**\$550,000**

4 Bedroom, 2.00 Bathroom, 969 sqft

Residential on 0.12 Acres

Greenview, Calgary, Alberta

Welcome to this well-maintained and inviting bungalow tucked away on a quiet, pride-of-ownership street in Greenview.

Offering a thoughtful layout, tasteful upgrades, and excellent curb appeal, this home is a fantastic opportunity for first-time buyers, investors, or those looking for single-level living with added space.

The main floor features upgraded kitchen cabinetry and hardware, updated flooring, a bright living room, and three comfortable bedrooms along with a functional 4-pc bathroom.

Downstairs you'll find a large family room, a 3-pc bathroom, and an additional bedroom (window does not meet current egress standards).

The basement also retains plumbing and electrical from a former kitchenette, presenting potential for future development.

A true standout is the lovely, spacious south facing backyard complete with oversized double detached garage, underground sprinkler system and convenient access off the paved alley.

With a welcoming community of neighbours and proximity to schools, playgrounds, shopping at Sunridge Mall and Deerfoot City,



quick access to Deerfoot Trail, and just minutes to downtown and YYC airport”this location is hard to beat.

A rare find in Greenview”don”t miss it!

Built in 1961

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2254529    |
| Price          | \$550,000   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 969         |
| Acres          | 0.12        |
| Year Built     | 1961        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 4611 Greenhill Crescent Ne |
| Subdivision | Greenview                  |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T2E 5S1                    |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                                   |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Oven, Refrigerator, Washer |
| Heating           | Forced Air, None                                                 |

|              |                |
|--------------|----------------|
| Cooling      | None           |
| Has Basement | Yes            |
| Basement     | Finished, Full |

## Exterior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior Features | Private Yard                                                          |
| Lot Description   | Back Lane, Back Yard, Front Yard, Lawn, Level, Rectangular Lot, Paved |
| Roof              | Asphalt Shingle                                                       |
| Construction      | Brick, Vinyl Siding                                                   |
| Foundation        | Poured Concrete                                                       |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 5th, 2025 |
| Days on Market | 3                   |
| Zoning         | R-CG                |

## Listing Details

|                |                                           |
|----------------|-------------------------------------------|
| Listing Office | Property Solutions Real Estate Group Inc. |
|----------------|-------------------------------------------|

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