\$235,000 - 2112, 5200 44 Avenue Ne, Calgary

MLS® #A2255655

\$235,000

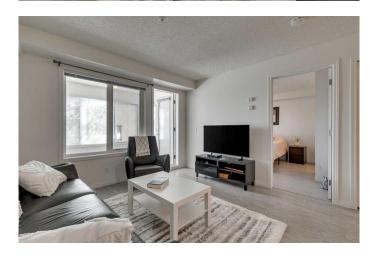
1 Bedroom, 1.00 Bathroom, 815 sqft Residential on 0.00 Acres

Whitehorn, Calgary, Alberta

****OPEN HOUSE - SATURDAY - OCTOBER 4 - 2:00 PM - 4:00 PM AT 2112 5200 44 AVE NE**** ABSOLUTELY IMMACULATE 814 SQFT ONE BEDROOM PLUS DEN WITH A HEATED SUNROOM! Very open floor plan with vinyl plank flooring & bright sunny east exposure. Freshly painted throughout, upgraded features include new countertops, kitchen sink & tap plus all new top of the line stainless kitchen appliances. Good sized kitchen with excellent counter & cabinet space plus a raised breakfast bar overlooking a good sized dining area & large living room. The den has a sprinkler & could be used as a spare bedroom or an office. The king sized master bedroom easily accommodates a full bedroom suite & includes a spacious walk-in closet. The 4 pc bath has lots of storage plus counter space & the in suite laundry is very conveniently located. The headed sunroom is a huge bonus & is perfect for soaking up the sun or just relaxing with a cup of coffee. The excellent light makes it a perfect sewing or crafting space & your plants will love it. This main floor suite includes assigned heated underground parking & a dedicated storage locker. This 50+ complex is well managed & maintained & features a very active social group with a well equipped activity room. Lots of visitor parking available for your guests & a convenient location close to transit, shopping & easy access to the new Ring Road System.







Essential Information

MLS® # A2255655 Price \$235,000

Bedrooms 1

Bathrooms 1.00

Full Baths 1

Year Built

Square Footage 815 Acres 0.00

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 2112, 5200 44 Avenue Ne

2008

Subdivision Whitehorn
City Calgary
County Calgary
Province Alberta
Postal Code T1Y 7L4

Amenities

Amenities Elevator(s), Parking, Party Room, Snow Removal, Trash, Visitor

Parking, Recreation Room

Parking Spaces 1

Parking Stall, Underground

Interior

Interior Features Ceiling Fan(s), Closet Organizers, No Animal Home, No Smoking Home,

Open Floorplan, Storage, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave,

Range Hood, Refrigerator, Washer

Heating Baseboard, In Floor, Natural Gas, Radiant

Cooling Central Air

of Stories 3

Exterior

Exterior Features Private Entrance

Roof Asphalt Shingle
Construction Stone, Vinyl Siding
Foundation Poured Concrete

Additional Information

Date Listed September 9th, 2025

Days on Market 25

Zoning DC (pre 1P2007)

Listing Details

Listing Office RE/MAX Landan Real Estate

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