

# \$449,000 - 62 Hunterhorn Crescent Ne, Calgary

MLS® #A2231331

**\$449,000**

3 Bedroom, 2.00 Bathroom, 802 sqft

Residential on 0.07 Acres

Huntington Hills, Calgary, Alberta

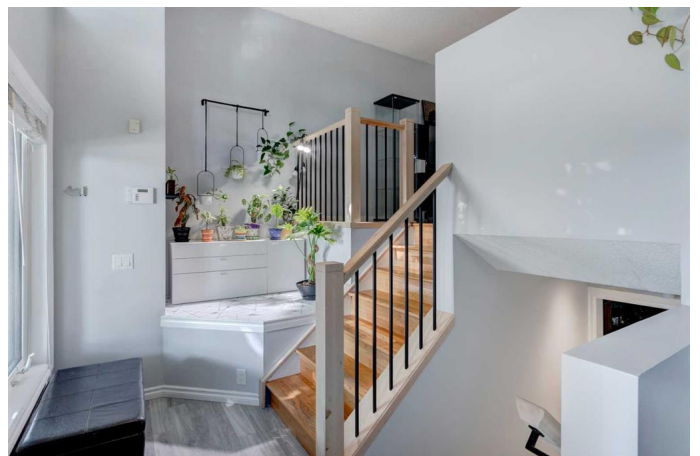
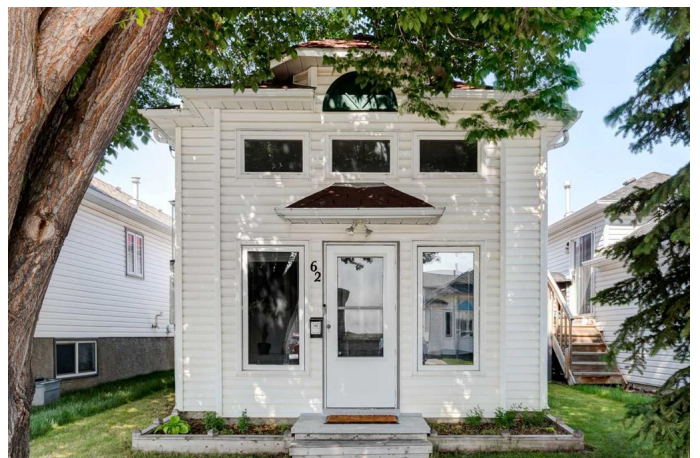
Tremendous potential in this DETACHED bi-level home WITH GARAGE in desirable Huntington Hills! Upstairs, you'll find hardwood flooring, a bright living room, kitchen, dining area, 2 bedrooms, and a full bathroom. The dining area features sliding glass doors to the south-facing sunroom and access to the ample deck and grassy backyard with west exposure for great afternoon sun. Downstairs, you'll find a large family room, a 2nd full bathroom, 3rd bedroom (window may not meet current egress standards), and laundry. A new high-efficiency furnace was installed in 2018. A single detached garage with space for additional storage or parking off the alley rounds out this property. There is direct access to the Nose Creek pathway across the street, and it's just a few minutes walk to a shopping plaza with full grocery store, dollar store, several pubs/restaurants, and other convenient amenities. Plus, the community is just a few stops from downtown on the 301 BRT and offers easy access to Deerfoot Trail, the airport, Nose Hill Park and more. Check out the 3D tour and then bring your ideas and book your showing today!

Built in 1989

## Essential Information

MLS® #                   A2231331

Price                     \$449,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	802
Acres	0.07
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	62 Hunterhorn Crescent Ne
Subdivision	Huntington Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 6J3

### **Amenities**

Parking Spaces	1
Parking	Alley Access, Garage Door Opener, Single Garage Detached
# of Garages	1

### **Interior**

Interior Features	Laminate Counters, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Fire Pit, Garden, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Garden, Lawn, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 19th, 2025
Days on Market	10
Zoning	R-CG

## Listing Details

Listing Office	Real Estate Professionals Inc.
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