



GRASSROOTS
REALTY GROUP

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131 Huntchester Crescent NE
Calgary, Alberta

MLS # A2230600



\$500,000

Division:	Huntington Hills		
Type:	Residential/House		
Style:	Bungalow		
Size:	934 sq.ft.	Age:	1973 (52 yrs old)
Beds:	6	Baths:	1 full / 1 half
Garage:	Double Garage Detached, Off Street, RV Access/Parking		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Storage		

Inclusions: None

Attention Renovators and Flippers! Opportunity knocks in desirable Huntington Hills. This solid bungalow sits on a large lot with a quiet street just steps from a beautiful park, offering the perfect setting for families, future tenants, or anyone seeking peaceful living with convenience. This home is bursting with potential! The main floor offers three bedrooms, a full bathroom, a bright living room, and a spacious eat-in kitchen. Downstairs, you'll find excellent functionality with three additional bedrooms, a laundry area, generous under-stair storage, and a second bathroom complete with a sink and toilet, just add a shower to finish the space. Lots of potential to be suited. Outside, enjoy a large, fully fenced backyard, an oversized double detached garage, and extra parking ideal for an RV, boat, or multiple vehicles. Recent Updates Include: • New stove, fridge, and dishwasher (2022) • Microwave and furnace (2025) • Hot water tank (2021) • House shingles (2018) • Most windows replaced (2000) Unbeatable Location, Close to schools, shopping, and transit, with quick access to Deerfoot Trail, Stoney Trail, and Calgary International Airport. This home offers great bones, original charm, and endless possibilities. Bring your vision and make it something truly special!