



GRASSROOTS
REALTY GROUP

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6807 Huntchester Road NE
Calgary, Alberta

MLS # A2285264



\$549,900

Division:	Huntington Hills		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,167 sq.ft.	Age:	1972 (54 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating: Forced Air

Floors: Carpet, Hardwood, Linoleum

Roof: Asphalt Shingle

Basement: Full

Exterior: Stucco

Foundation: Poured Concrete

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-CG

Utilities: -

Inclusions: Fridge, Stove, Microwave, Dishwasher, Washer, Dryer and Freezer

Attention buyers, Investors, & Renovators This Affordable large solid bungalow in desirable Huntington Hills! sits on a flat 5,500 sq. ft. lot with 50-foot frontage on a beautiful tree-lined street, offering excellent potential for renovation, or rental income. The main floor features a bright, open living area with an oversized brick fireplace, a sun-filled west-facing kitchen, a primary bedroom with 2-piece ensuite, plus two additional bedrooms and a full 4-piece bathroom. A separate rear entrance leads to the basement, which includes two finished bedrooms, a 3-piece bathroom, a laundry area, and a large undeveloped space—perfect for future development .Outside Enjoy the double detached garage and spacious backyard, ideal for gardening, recreation, or further expansion. Located close to schools, shopping, parks, transit, and major amenities—this is a rare opportunity in a prime location. Book your showing today and explore the potential!