



510 Whitehill Place NE
Calgary, Alberta

MLS # A2295119



\$409,000

Division:	Whitehorn		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,018 sq.ft.	Age:	1977 (49 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street		
Lot Size:	0.05 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Granite Counters		

Inclusions: awning on front deck

NO CONDO FEES - A rare combination of privacy, natural light, and year-round outdoor living—right in the heart of Whitehorn. Tucked away on a quiet cul-de-sac, this updated, well-cared-for home offers a great balance of indoor comfort and standout outdoor living. Inside, the main floor is bright and welcoming, with large windows and warm (real) hardwood floors that add character throughout. The kitchen is both functional and stylish, featuring maple cabinetry, granite countertops, and stainless-steel appliances—designed to make everyday living and entertaining easy. With the thoughtful pass-through window, it allows you to keep an eye on the kids while being in the kitchen. One of the true highlights of this home is the covered and enclosed 10 x 18 outdoor space, creating an extended living area you can enjoy across the seasons. The patio features screened windows with removable Plexiglass panels to keep out wind and snow. The deck is reinforced with additional pilings, ready to support a future hot tub. Whether you're hosting, relaxing, or grilling year-round (has a gas hook-up), this space adds versatility you don't often find. Out front, the south-facing porch with awning is the perfect place to soak up the sun while staying cool on warm summer days, while the private backyard offers a quiet setting to unwind. Upstairs offers three comfortable bedrooms, including a primary suite with floor-to-ceiling windows that bring in an abundance of natural light and create an open, airy feel. The upper level is complete with a full bathroom featuring a deep soaker tub. The fully developed basement offers flexible space for a rec room or additional living area, along with a dedicated laundry space and a small workshop—perfect for hobbies, storage, or future customization. Located close to the Peter Lougheed Centre, schools, the Calgary

CTrain (LRT), and Sunridge Mall, with easy access to a wide range of amenities, this home offers both convenience and community. Comfortable, functional, and move-in ready—this is one worth seeing.