



**824 Whitemont Drive NE  
Calgary, Alberta**

**MLS # A2299462**



**\$549,900**

<b>Division:</b>	Whitehorn		
<b>Type:</b>	Residential/House		
<b>Style:</b>	4 Level Split		
<b>Size:</b>	1,206 sq.ft.	<b>Age:</b>	1977 (49 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	None, On Street		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Landscaped		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Parquet	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Stucco	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home, See Remarks, Separate Entrance		

**Inclusions:** Shed in backyard

Welcome to this well-maintained and inviting 5-bedroom, 2.5-bathroom four-level split, ideally located on a quiet street in Whitehorn. Lovingly cared for by the same owners for 37 years, this home offers space, comfort, and pride of ownership throughout. The main floor features a welcoming foyer with ample storage, leading into a spacious living room filled with natural light from large windows and highlighted by a cozy wood-burning fireplace. The kitchen, located just off the formal dining room, also offers an informal dining area and updated appliances. Upstairs, you’ll find three well-sized bedrooms and a full 4-piece bathroom. The large primary bedroom offers a convenient private 2-piece ensuite. The lower level offers direct access to the backyard and includes a fourth bedroom, a 3-piece bathroom, and a generous family/rec room—perfect for relaxing or entertaining. The basement adds even more versatility with a large fifth bedroom (window does not meet legal egress size), a mechanical room, and plenty of additional storage space. Outside, enjoy a fully fenced and landscaped backyard with mature trees, providing both privacy and a peaceful setting. Don’t miss this opportunity—contact your realtor today to book a private showing!