



6551 Huntsbay Road NW  
Calgary, Alberta

MLS # A2196539



**\$350,000**

<b>Division:</b>	Huntington Hills		
<b>Type:</b>	Residential/Other		
<b>Style:</b>	2 Storey		
<b>Size:</b>	985 sq.ft.	<b>Age:</b>	1975 (51 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Off Street		
<b>Lot Size:</b>	0.04 Acre		
<b>Lot Feat:</b>	Back Yard		

**Heating:** Forced Air, Natural Gas

**Floors:** Laminate

**Roof:** Asphalt Shingle

**Basement:** Full

**Exterior:** Wood Siding

**Foundation:** Poured Concrete

**Features:** No Animal Home

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** M-CG

**Utilities:** -

**Inclusions:** none

"No Condo Fees" &ndash; Great Starter Home or Investment! Perfect for first-time buyers or investors, this townhouse offers a kitchen with an eating area and access to a south-facing backyard. The main floor also features a half bath, dining room, and spacious living room. Upstairs has three bedrooms and a 4-piece bathroom. The basement is partially finished, awaiting your personal touch. Conveniently located near shopping and schools. Don&rsquo;t miss out on this opportunity!