



**35 Whitlock Close NE
Calgary, Alberta**

MLS # A2205631



\$669,900

Division:	Whitehorn		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,721 sq.ft.	Age:	1979 (46 yrs old)
Beds:	4	Baths:	3
Garage:	Additional Parking, Double Garage Attached, Driveway, Front Drive, Garage D		
Lot Size:	0.13 Acre		
Lot Feat:	Rectangular Lot, Sloped, Views		

Heating:	High Efficiency, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full, Walk-Out To Grade	LLD:	-
Exterior:	Brick, Metal Siding , Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan, Separate Entrance, Storage, Vaulted Ceiling(s), Vinyl Windows		

Inclusions: Smartlive home security system with camera, projector

~Home Sweet Home~A Stunning 4 level split located on a quiet street of Whitehorn community within walking distance to both Elementary and Junior high school! Steps into main floor, you will find an open living/dinning room with eye-catching vaulted cedar ceilings, gleaming hardwood floors, and a sun-filled bay window. The well-appointed kitchen boasts classic oak cabinets, newer appliances (stove 2020, dishwasher 2024), and a bright breakfast nook leads to a west-facing deck—ideal for enjoying sunsets. Along the stairs up, there are 3 good sized bedrooms and 2 full bath. The primary suite offers a generous closet and a renovated 3-piece ensuite. Two additional bedrooms and a stylishly updated 4-piece bathroom complete the upper level. The walk-out third level is designed for entertaining & family gathering, where you can find a beautiful stone facing gas fireplace, a patio door steps out to a charming outdoor space, additional 4th bedroom, 3rd full bathroom, and laundry area. There is a separate entry door on this level for potential suite purpose (subject to the City of Calgary secondary suite approval), which could be the mortgage helper. Privately fenced yard complete with a wooden deck, concrete patio and brick fire pit with gas connection—perfect for summer relaxation. Fully finished basement provides extra space for family use, either as storage room, office/den, excise room or game room...you name it. Highlights of this property including total 4 bedrooms, 3 full bath, develop space over 2400sqft, a new roof from 2020, mostly updated windows, furnace of 2005, HWT from 2019, and brand new garage door from 2025! Not to mention the additional concrete RV parking pad! **RMS 1277sqft is only for main and upper floor doesn't including the walk-out level 444.16sqft**Welcome home!